



## 53104 RGE RD 12 Rural Parkland County AB

\$800,000

Well maintained bungalow with attached triple garage (36Wx24L, insulated, 220V) on 39.77 acres - only 4 km West of Stony Plain! This 1,426 sq ft (+ full basement) home features hardwood flooring, main floor laundry and upgrades throughout. On the main: living room w/ wood burning fireplace, bright dining area, gourmet kitchen w/ two-tiered eat-up island, 1.5 bathrooms and 3 bedrooms including the owner's suite w/ 2 closets & 2-pc ensuite w/ cheater door to the laundry room. In the finished basement: a large recreation room, family room w/ second fireplace, a night-shift sleeping room, 3-pc bathroom, SAUNA & extra rooms for storage or hobbies. Outside: a patio & firepit area at the back of the house and porch at the front. This property is set up for horses with plenty of fenced area to roam, both treed & cleared with creeks running throughout. Outbuildings include a 25Wx40L shop, storage sheds, horse shelter, tack room & sea can. Located only 1 min from the Yellowhead & 15 min to the Anthony Henday.

Listing Presented By:



Originally Listed by:  
Royal LePage Noralta Real Estate

Carson@SOLDonCarson.com  
<http://www.SOLDonCarson.com>

**RE/MAX ELITE**

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304 Windermere Road, Edmonton,  
AB, T6W 2Z8

Phone: 780-406-4000  
Fax:  
[jmattie@telusplanet.net](mailto:jmattie@telusplanet.net)