



## Rural Parkland County Alberta

\$475,000

YOUR COUNTRY OASIS AWAITS! Escape to your own private slice of paradise with this beautiful 3.44 acre property, perfectly situated just 11 minutes from Stony Plain & a quick 23 minute commute to Edmonton. Offering the ultimate blend of rural tranquility and prime location, this spacious, air-conditioned 4-bedroom home is ideal for a family or empty nesters alike. Enjoy peace of mind with major updates already complete, including all vinyl windows & shingles replaced in 2021, hot water tank in 2020, and a drilled well in 2008. Seamlessly extending from the kitchen, you will appreciate the massive south-facing deck which offers the perfect spot for BBQs or taking in the gorgeous views over morning coffee. The walk-out basement w/ concrete patio is a standout feature & it boasts above-grade windows that allow ample natural light throughout. Outdoors, fenced & cross-fenced land is ready for animals or hobbies, complete with an oversized heated double garage, a fantastic barn & an additional outbuilding! (id:6769)

Family room 3.7 m X 4.88 m

Bedroom 3 3.68 m X 3.93 m

Bedroom 4 3.26 m X 3.03 m

Laundry room 6.58 m X 3.52 m

Living room 4.05 m X 5.52 m

Dining room 3.65 m X 3.37 m

Kitchen 3.54 m X 2.76 m

Primary Bedroom 4.04 m X 4.15 m

Bedroom 2 3.54 m X 3.29 m

Listing Presented By:



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