

# **\$575,000 - 9 2319 Twp Road 524, Rural Parkland County**

MLS® #E4431061

**\$575,000**

3 Bedroom, 2.00 Bathroom, 2,011 sqft

Rural on 3.14 Acres

Lakecrest, Rural Parkland County, AB

3 acres, a 2000 sqft bungalow & a 43'x30' heated SHOP - yes please! Set in a mature treed setting, this fully fenced property welcomes you with a gated entrance and long extended driveway. The house itself has been wonderfully transformed to include a covered front porch, large foyer to welcome your guests, in-floor heat, lovely living room, great kitchen with ample cupboard & countertop space, stainless appliances, walk-in pantry & separate dinette, back-hall laundry/mudroom, 4pc bath, and 3 generous-sized bedrooms including a king-sized owner's suite with walk-in closet, 3pc ensuite, & garden doors leading out to the patio. The SHOP features in-floor heat, a 2pc bath, 3 x 10' overhead doors & 2 hoists (10,000 & 20,000 lbs). With hot water on demand (2023), metal roofs (2021), and plenty of RV parking, this property has the privacy & space you need to live out your acreage dreams, and is just a short drive to Stony Plain!

Built in 1994

## **Essential Information**

MLS® # E4431061

Price \$575,000

Bedrooms 3



|                |                        |
|----------------|------------------------|
| Bathrooms      | 2.00                   |
| Full Baths     | 2                      |
| Square Footage | 2,011                  |
| Acres          | 3.14                   |
| Year Built     | 1994                   |
| Type           | Rural                  |
| Sub-Type       | Detached Single Family |
| Style          | Bungalow               |
| Status         | Active                 |

### **Community Information**

|             |                       |
|-------------|-----------------------|
| Address     | 9 2319 Twp Road 524   |
| Area        | Rural Parkland County |
| Subdivision | Lakecrest             |
| City        | Rural Parkland County |
| County      | ALBERTA               |
| Province    | AB                    |
| Postal Code | T7Y 3M5               |

### **Amenities**

|          |   |
|----------|---|
| Features | Deck, Fire Pit, Hot Water Tankless, No Smoking Home, Patio, R.V. Storage, Workshop, See Remarks |
|----------|---|

### **Interior**

|                   |  |
|-------------------|--|
| Interior Features | ensuite bathroom                             |
| Heating           | Baseboard, In Floor Heat System, Natural Gas |
| Stories           | 1  |
| Has Basement      | Yes  |
| Basement          | None, No Basement                            |

### **Exterior**

|                   |   |
|-------------------|---|
| Exterior          | Wood  |
| Exterior Features | Backs Onto Park/Trees, Landscaped, Private Setting, Ravine View, Recreation Use, Treed Lot, See Remarks |
| Construction      | Wood  |
| Foundation        | Concrete Perimeter  |

### **Additional Information**

|             |                  |
|-------------|------------------|
| Date Listed | April 16th, 2025 |
|-------------|------------------|

Days on Market 13

Zoning Zone 90

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Listing information last updated on April 29th, 2025 at 1:32pm MDT