

# \$680,900 - 24, 53522 Range Road 272, Rural Parkland County

MLS® #E4427457

**\$680,900**

5 Bedroom, 2.00 Bathroom, 1,477 sqft  
Rural on 2.10 Acres

Century Estates (Parkland), Rural Parkland County, AB

EXCELLENT LOCATION! BI-LEVEL IN CENTURY ESTATES JUST MINUTES FROM SPRUCE GROVE ON 2.1 LANDSCAPED ACRES SURROUNDED BY MATURE EVERGREENS. ENJOY 2,953 SQFT OF LIVING SPACE INCLUDING FINISHED BASEMENT. TRIPPLE ATTACHED HEATED 32' x 32' GARAGE, ADDITIONAL 32' X 64 SHOP/GARAGE WITH 220 POWER & 121' X 28' SHED. THE MAIN FLOOR FEATURES A BRIGHT KITCHEN WITH AMPLE CUPBOARDS WITH OPEN VIEW OF THE LIVING & DINING ROOM. LIVING ROOM BOASTS A GAS FIREPLACE WITH TILE SURROUND, LARGE BOW WINDOW OFFERING SCENIC VIEW OF FRONT YARD, HARDWOOD FLOORING. PRIMARY BEDROOM WITH 3PC ENSUITE, MAIN 4PC BATH & TWO MORE GOOD SIZED BEDROOMS. THE FINISHED BASEMENT FEATURES A FAMILY ROOM WITH GAS FIREPLACE, 4PC BATH, TWO ADDITIONAL BEDROOMS, LAUNDRY ROOM WITH STAINLESS STEEL SINKS, STORAGE & CLOSET. ENJOY NATURE & BBQ'S ON THE DECK OFF THE DINING ROOM OVERLOOKING NATURE. SERVICES ARE DRILLED WATER WELL, SEPTIC TANK & FIELD, NATURAL GAS, POWER.



Built in 2005

## Essential Information

MLS® #	E4427457
Price	\$680,900
Bedrooms	5
Bathrooms	2.00
Full Baths	2
Square Footage	1,477
Acres	2.10
Year Built	2005
Type	Rural
Sub-Type	Detached Single Family
Style	Bi-Level
Status	Active

## Community Information

Address	24, 53522 Range Road 272
Area	Rural Parkland County
Subdivision	Century Estates (Parkland)
City	Rural Parkland County
County	ALBERTA
Province	AB
Postal Code	T7X 3N2

## Amenities

Features	Deck, Detectors Smoke, Exterior Walls- 2"x6", No Animal Home, No Smoking Home, Vinyl Windows, Workshop
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## Interior

Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Stories	2
Has Basement	Yes
Basement	Full, Finished

## Exterior

Exterior	Wood
Exterior Features	Backs Onto Park/Trees, Golf Nearby, Landscaped, Level Land, Private Setting, Schools, Shopping Nearby

Construction Wood  
Foundation Concrete Perimeter

### **Additional Information**

Date Listed March 25th, 2025  
Days on Market 6  
Zoning Zone 70

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Listing information last updated on March 31st, 2025 at 5:32pm MDT