

# **\$510,000 - 52515 Rge Road 52, Rural Parkland County**

MLS® #E4434813

**\$510,000**

3 Bedroom, 1.50 Bathroom, 1,968 sqft

Rural on 0.30 Acres

Sundance Meadows, Rural Parkland County,  
AB

Discover the ultimate lake retreat with this exceptional two-storey with walkout home, boasting lake views and thoughtfully designed outdoor spaces. Featuring three spacious bedrooms and two bathrooms, this home offers comfort and functionality at every turn. The vaulted ceilings and open-concept kitchen and living area on the upper floor create a bright and inviting atmosphere, perfect for entertaining or relaxing. Step outside and enjoy multiple decks tailored to suit every desire—whether it's basking in the sun, seeking shade, sitting out in the rain or taking in stunning lake views, there's a perfect spot for every moment. The unfinished walkout basement presents endless possibilities for customization, allowing you to create the ideal space to suit your needs. Kitchenette already in place. Completing this incredible property is a double detached garage, providing ample storage and convenience for vehicles, recreational gear, and more. Don't miss the chance to make this lake-view gem your own!

Built in 1992

## **Essential Information**

MLS® # E4434813

Price \$510,000



|                |                        |
|----------------|------------------------|
| Bedrooms       | 3                      |
| Bathrooms      | 1.50                   |
| Full Baths     | 1                      |
| Half Baths     | 1                      |
| Square Footage | 1,968                  |
| Acres          | 0.30                   |
| Year Built     | 1992                   |
| Type           | Rural                  |
| Sub-Type       | Detached Single Family |
| Style          | 2 Storey               |
| Status         | Active                 |

### Community Information

|             |                       |
|-------------|-----------------------|
| Address     | 52515 Rge Road 52     |
| Area        | Rural Parkland County |
| Subdivision | Sundance Meadows      |
| City        | Rural Parkland County |
| County      | ALBERTA               |
| Province    | AB                    |
| Postal Code | T0E 2B0               |

### Amenities

|          |                                                    |
|----------|----------------------------------------------------|
| Features | Deck, Lake Privileges, Vaulted Ceiling, HRV System |
|----------|----------------------------------------------------|

### Interior

|              |                           |
|--------------|---------------------------|
| Heating      | Forced Air-1, Natural Gas |
| Stories      | 2                         |
| Has Basement | Yes                       |
| Basement     | Full, See Remarks         |

### Exterior

|                   |                                                                                      |
|-------------------|--------------------------------------------------------------------------------------|
| Exterior          | Wood                                                                                 |
| Exterior Features | Backs Onto Park/Trees, Beach Access, Boating, Cul-De-Sac, Lake View, No Through Road |
| Construction      | Wood                                                                                 |
| Foundation        | Concrete Perimeter                                                                   |

### Additional Information

|             |               |
|-------------|---------------|
| Date Listed | May 6th, 2025 |
|-------------|---------------|

Days on Market 41

Zoning Zone 93

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