

## \$220,000 - 40 54104 Rr 274, Rural Parkland County

MLS® #E4346595

**\$220,000**

0 Bedroom, 0.00 Bathroom,  
Rural on 2.34 Acres

Brenmar Estates, Rural Parkland County, AB

Beautiful acreage living on 2 acre lots. Convenient location - 6 MIN to Spruce Grove. ONLY 20 MIN to Edmonton. Majority of lots have WALKOUT BASEMENT potential and are surrounded by natural trees and forest for added privacy. Built on a brand new paved Campsite Road, several lots have shop and secondary garage potential. Power and gas are at the property line. Enjoy a perfect combination of country living in a architecturally controlled subdivision with quick access to Spruce Grove, St. Albert and Edmonton.

### Essential Information

MLS® #	E4346595
Price	\$220,000
Bathrooms	0.00
Acres	2.34
Type	Rural

### Community Information

Address	40 54104 Rr 274
Area	Rural Parkland County
Subdivision	Brenmar Estates
City	Rural Parkland County
County	ALBERTA
Province	AB



Postal Code            T7X 3S4

## **Exterior**

Exterior Features    Backs Onto Park/Trees, Corner, Environmental Reserve, Flat Site, See  
Remarks, Street Lighting

## **Additional Information**

Date Listed            June 17th, 2023

DATA IS DEEMED RELIABLE BUT IS NOT GUARANTEED ACCURATE BY THE REALTORS® ASSOCIATION OF EDMONTON. COPYRIGHT 2024 BY THE REALTORS® ASSOCIATION OF EDMONTON. ALL RIGHTS RESERVED. Trademarks are owned or controlled by the Canadian Real Estate Association (CREA) and identify real estate professionals who are members of CREA (REALTOR®, REALTORS®) and/or the quality of services they provide (MLS®, Multiple Listing Service®)

Listing information last updated on May 19th, 2024 at 9:16am MDT