

# **\$750,000 - 42 53522 Rge Road 272, Rural Parkland County**

MLS® #E4450628

## **\$750,000**

5 Bedroom, 3.00 Bathroom, 1,650 sqft  
Rural on 2.05 Acres

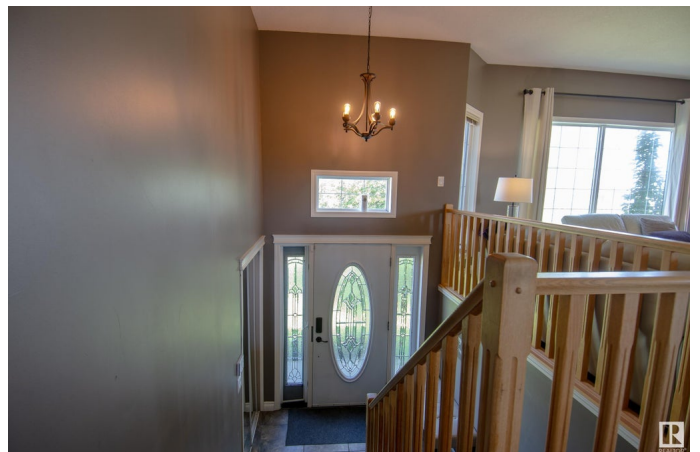
Century Estates (Parkland), Rural Parkland County, AB

Set on 2.05 acres in sought-after Century Estates, this spacious 1,650 sq.ft. bi-level blends country living with the convenience of being just minutes from Spruce Grove. Designed for comfort and space, it offers 5 bedrooms, 3 full baths, and generous gathering areas. The updated exterior features new siding and roof, while inside you'll find fresh paint, new flooring, and an upgraded fridge. The oversized 34' x 48' heated garage—plus room for a workshop—provides unmatched utility. Recent landscaping, including nearly \$10k in grading and yard improvements, enhances the fully fenced property, which includes mature fruit trees, a fire pit, and a storage shed. A covered southwest-facing deck is perfect for outdoor living. Inside, 9' ceilings, two fireplaces, and a large kitchen with ample cabinetry, pot drawers, and a corner pantry add function and style. Century Estates offers a quiet, cul-de-sac setting with space to breathe—just five minutes from town.

Built in 2006

## **Essential Information**

MLS® #                      E4450628



|                |                        |
|----------------|------------------------|
| Price          | \$750,000              |
| Bedrooms       | 5                      |
| Bathrooms      | 3.00                   |
| Full Baths     | 3                      |
| Square Footage | 1,650                  |
| Acres          | 2.05                   |
| Year Built     | 2006                   |
| Type           | Rural                  |
| Sub-Type       | Detached Single Family |
| Style          | Bi-Level               |
| Status         | Active                 |

### Community Information

|             |                            |
|-------------|----------------------------|
| Address     | 42 53522 Rge Road 272      |
| Area        | Rural Parkland County      |
| Subdivision | Century Estates (Parkland) |
| City        | Rural Parkland County      |
| County      | ALBERTA                    |
| Province    | AB                         |
| Postal Code | T7X 3N2                    |

### Amenities

|                |                                                                        |
|----------------|------------------------------------------------------------------------|
| Features       | Air Conditioner, Ceiling 9 ft., Deck, Fire Pit, 9 ft. Basement Ceiling |
| Parking Spaces | 12                                                                     |

### Interior

|                   |                           |
|-------------------|---------------------------|
| Interior Features | ensuite bathroom          |
| Heating           | Forced Air-1, Natural Gas |
| Fireplace         | Yes                       |
| Stories           | 2                         |
| Has Basement      | Yes                       |
| Basement          | Full, Finished            |

### Exterior

|                   |                                                   |
|-------------------|---------------------------------------------------|
| Exterior          | Wood                                              |
| Exterior Features | Corner Lot, Fenced, Flat Site, Fruit Trees/Shrubs |
| Construction      | Wood                                              |
| Foundation        | Concrete Perimeter                                |

### Additional Information

Date Listed July 31st, 2025

Days on Market 7

Zoning Zone 70

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Listing information last updated on August 7th, 2025 at 6:02pm MDT