

\$650,000 - 70 53417 Rge Road 14, Rural Parkland County

MLS® #E4426797

\$650,000

4 Bedroom, 3.50 Bathroom, 1,163 sqft
Rural on 3.09 Acres

Hycrest Place I, Rural Parkland County, AB

Bi-level with attached double garage (22Wx26L, heated, 220V) and SHOP (42Wx60L, heated, 220V, bathroom, laundry, kitchen & living space) on 3.09 acres in Hycrest Place I subdivision, only 10 minutes northwest of Stony Plain. The house boasts 2,310 square feet of total living space. On the upper level: cozy living room with wood-burning fireplace, spacious L-shaped kitchen with built-in dishwasher, dining room with deck access, 2 full bathrooms and 3 bedrooms including the owner's suite with 3-pc ensuite. On the lower level: family room with a second fireplace, large recreation room, laundry room, 3-pc bathroom, storage room and mudroom with back patio access. The enormous shop with 800 sqft of living space features a full kitchen, living room, bedroom, 3-pc bathroom & laundry room. The tree-lined property is partially fenced and features out buildings such as a large Quonset, woodshed and storage shed. Fantastic location near Chickakoo Lake Rec Area, easy access to Yellowhead and only 20 mins to Edmonton!



Built in 1979

Essential Information

MLS® # E4426797

Price	\$650,000
Bedrooms	4
Bathrooms	3.50
Full Baths	3
Half Baths	1
Square Footage	1,163
Acres	3.09
Year Built	1979
Type	Rural
Sub-Type	Detached Single Family
Style	Bi-Level
Status	Active

Community Information

Address	70 53417 Rge Road 14
Area	Rural Parkland County
Subdivision	Hycrest Place I
City	Rural Parkland County
County	ALBERTA
Province	AB
Postal Code	T7Y 0B5

Amenities

Features	Deck, Detectors Smoke, Dog Run-Fenced In, Gazebo, R.V. Storage, Walkout Basement
Parking Spaces	8

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	Backs Onto Park/Trees, Corner Lot, Fenced, Golf Nearby, No Back Lane, Schools, Shopping Nearby, Treed Lot

Construction Wood
Foundation Concrete Perimeter

Additional Information

Date Listed March 21st, 2025

Days on Market 13

Zoning Zone 70

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Listing information last updated on April 3rd, 2025 at 2:32am MDT