

# **\$589,900 - 1 53407 Rge Road 30, Rural Parkland County**

MLS® #E4436960

**\$589,900**

5 Bedroom, 3.00 Bathroom, 1,571 sqft

Rural on 3.11 Acres

Canterbury Estates, Rural Parkland County,  
AB

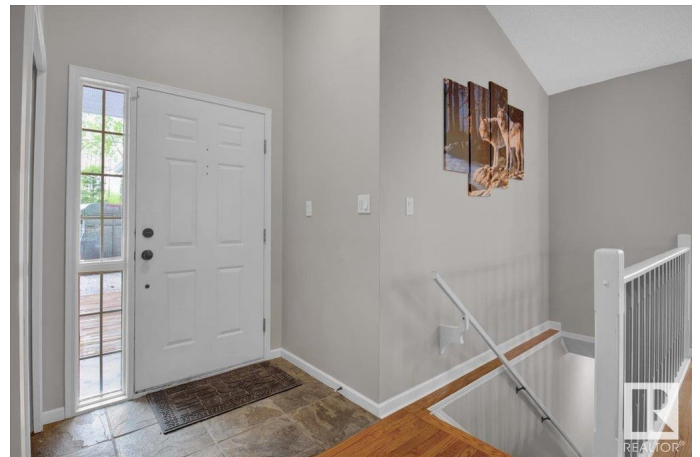
\*\*\* FINALLY... \*\*\* An AFFORDABLE acreage for those looking to escape the hustle and bustle of urban living. Welcome to #1 at Canterbury Estates. Over 3 acres of peaceful country living, complete with chicken coop/fenced chicken run, fenced gardens, and fenced back pasture for those goats you've always wanted :) This updated bungalow has a recent kitchen reno, sporting stainless steel appliances, gas stove, & spacious central island for hosting large family get togethers. Beautiful views of the gorgeous yard from all windows. Spacious primary bedroom is masterfully laid out with large walk-in closet and spa-like shower in the ensuite. Two more full baths (4pc up, 4pc down). Sauna for post-workout relaxation. FIVE bedrooms (3 up, 2 down). Huge family room with cozy fireplace, and large living room for watching the Oilers game on the big screen. Convenient attached garage keeps your vehicles/quads/mower out of the elements. Short drive to Stony/Spruce for amenities. THIS IS THE ONE YOU'VE BEEN WAITING FOR!

Built in 1990

## **Essential Information**

MLS® # E4436960

Price \$589,900



Bedrooms	5
Bathrooms	3.00
Full Baths	3
Square Footage	1,571
Acres	3.11
Year Built	1990
Type	Rural
Sub-Type	Detached Single Family
Style	Bungalow
Status	Active

### Community Information

Address	1 53407 Rge Road 30
Area	Rural Parkland County
Subdivision	Canterbury Estates
City	Rural Parkland County
County	ALBERTA
Province	AB
Postal Code	T7Y 0E4

### Amenities

Features	Deck, Dog Run-Fenced In, Fire Pit, Hot Tub, No Smoking Home, Sauna; Swirlpool; Steam, Vaulted Ceiling
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### Interior

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

### Exterior

Exterior	Wood
Exterior Features	Backs Onto Park/Trees, Corner Lot, Cross Fenced, Fenced, Golf Nearby, Landscaped, Private Setting, Ravine View, Stream/Pond, Vegetable Garden, See Remarks
Construction	Wood
Foundation	Concrete Perimeter

### Additional Information

Date Listed May 16th, 2025

Days on Market 3

Zoning Zone 70

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Listing information last updated on May 19th, 2025 at 6:17am MDT