

# **\$350,000 - 64 53206 Rge Road 55 A, Rural Parkland County**

MLS® #E4454498

**\$350,000**

2 Bedroom, 1.00 Bathroom, 533 sqft

Rural on 0.10 Acres

The Ridge (Parkland), Rural Parkland County, AB

A Weekend Getaway, or a 4-Seasons Peaceful Lifestyle!! This 2-bed park model backs the trees in the Pineridge Golf Course & RV Resort. A bright, sunny kitchen offers an island and tons of cabinets, and huge windows give the living room a beautiful view. Custom cabinets provide the primary with extra storage, and the 2nd bed has bunk beds and a large wardrobe. ALL OF THE FURNITURE IS INCLUDED! The 3-pc bath has a large walk-in shower. Two rooms in the double garage create an opportunity for future bedrooms, a summer kitchen, or to store your toys. A large deck, a gazebo, a fire pit and central air ensure you enjoy every minute. There is so much to do in this gated community! Enjoy the clubhouse, pickleball and basketball courts, playground and trails, Wi-Fi, 50 amp power, full service septic, shower/washroom and laundry facilities, and the 12 hole Pineridge Golf Course. Just a short walk to Wabamun lake, and Seba Beach is minutes away. Trade in your RV for a year-round paradise! 45 min West of Edmonton.

Built in 2018

## **Essential Information**



MLS® #	E4454498
Price	\$350,000
Bedrooms	2
Bathrooms	1.00
Full Baths	1
Square Footage	533
Acres	0.10
Year Built	2018
Type	Rural
Sub-Type	Detached Single Family
Style	Bungalow
Status	Active

### Community Information

Address	64 53206 Rge Road 55 A
Area	Rural Parkland County
Subdivision	The Ridge (Parkland)
City	Rural Parkland County
County	ALBERTA
Province	AB
Postal Code	T0E 2B0

### Amenities

Features	Air Conditioner, Club House, Deck, Gazebo, Party Room, Racquet Courts, Recreation Room/Centre, Vaulted Ceiling
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### Interior

Heating	Forced Air-1, Propane
Fireplace	Yes
Stories	1
Has Basement	Yes
Basement	None, No Basement

### Exterior

Exterior	Modular
Exterior Features	Fruit Trees/Shrubs, Gated Community, Golf Nearby, Landscaped, Playground Nearby
Construction	Modular
Foundation	Block

**Additional Information**

Date Listed	August 22nd, 2025
Days on Market	8
Zoning	Zone 93
Condo Fee	\$1,300

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