

# **\$300,000 - 4302 Burtonsville Road, Rural Parkland County**

MLS® #E4434137

**\$300,000**

3 Bedroom, 2.00 Bathroom, 1,704 sqft

Rural on 1.00 Acres

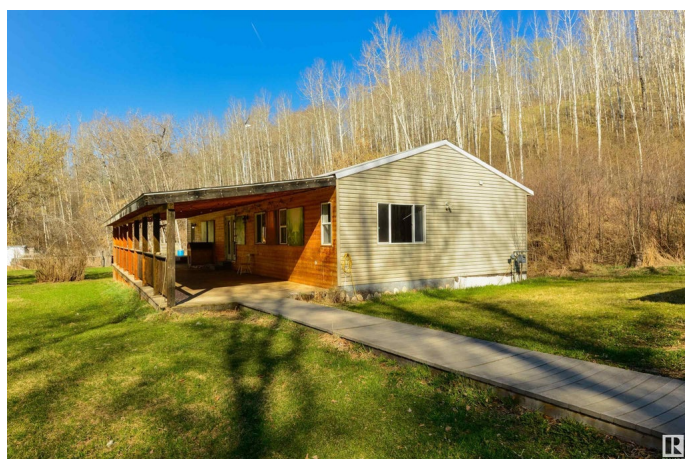
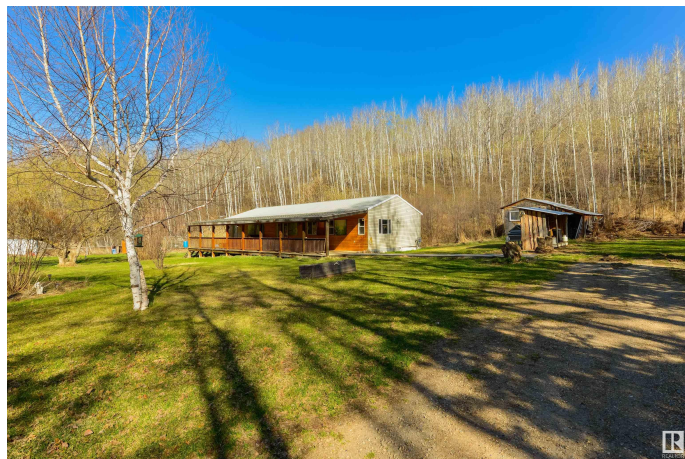
None, Rural Parkland County, AB

Peaceful and serene. This 1600 sqft bungalow is perfectly tucked away on a beautifully treed 1 acre parcel. Features here include laminate flooring, recessed pot lighting, a spacious mudroom, great kitchen with ample cupboard and countertop space, a large living and dining room, 4pc bath, and 3 generous-sized bedrooms including a king-sized owner's suite with walk-in closet and 3pc ensuite. Outside you'll find a water feature, built-in firepit, a greenhouse, two chicken coops & three sheds. Complete with a fully covered FULL-WIDTH front deck, you'll love watching the sunrises & sunsets from here!

Built in 2006

## **Essential Information**

|                |                        |
|----------------|------------------------|
| MLS® #         | E4434137               |
| Price          | \$300,000              |
| Bedrooms       | 3                      |
| Bathrooms      | 2.00                   |
| Full Baths     | 2                      |
| Square Footage | 1,704                  |
| Acres          | 1.00                   |
| Year Built     | 2006                   |
| Type           | Rural                  |
| Sub-Type       | Detached Single Family |



|        |          |
|--------|----------|
| Style  | Bungalow |
| Status | Active   |

### Community Information

|             |                        |
|-------------|------------------------|
| Address     | 4302 Burtonsville Road |
| Area        | Rural Parkland County  |
| Subdivision | None                   |
| City        | Rural Parkland County  |
| County      | ALBERTA                |
| Province    | AB                     |
| Postal Code | T0E 2H0                |

### Amenities

|          |  |
|----------|--|
| Features | Crawl Space, Deck, Fire Pit, Front Porch, Greenhouse, No Smoking Home, R.V. Storage, See Remarks |
|----------|--|

### Interior

|                   |                           |
|-------------------|---------------------------|
| Interior Features | ensuite bathroom          |
| Heating           | Forced Air-1, Natural Gas |
| Stories           | 1                         |
| Has Basement      | Yes                       |
| Basement          | See Remarks               |

### Exterior

|                   |   |
|-------------------|---|
| Exterior          | Wood  |
| Exterior Features | Backs Onto Park/Trees, Landscaped, Private Setting, Ravine View, Recreation Use, Treed Lot, See Remarks |
| Construction      | Wood  |
| Foundation        | Concrete Perimeter, Piling  |

### Additional Information

|                |               |
|----------------|---------------|
| Date Listed    | May 2nd, 2025 |
| Days on Market | 1             |
| Zoning         | Zone 90       |

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Listing information last updated on May 3rd, 2025 at 5:47pm MDT