

# **\$1,495,000 - 34 26409 Twp Rd 532a, Rural Parkland County**

MLS® #E4420905

**\$1,495,000**

4 Bedroom, 3.50 Bathroom, 3,501 sqft

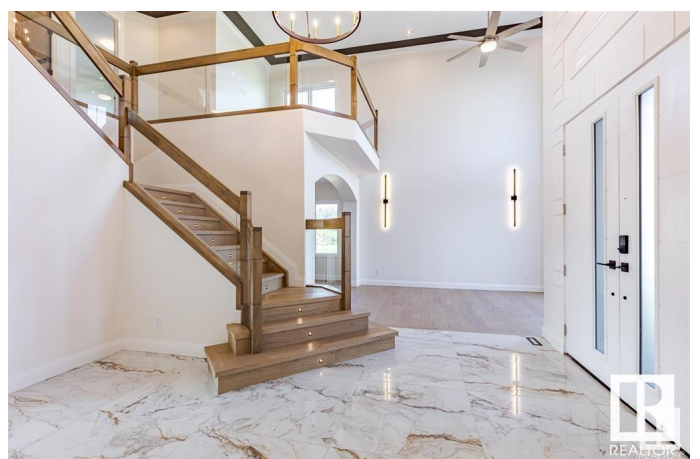
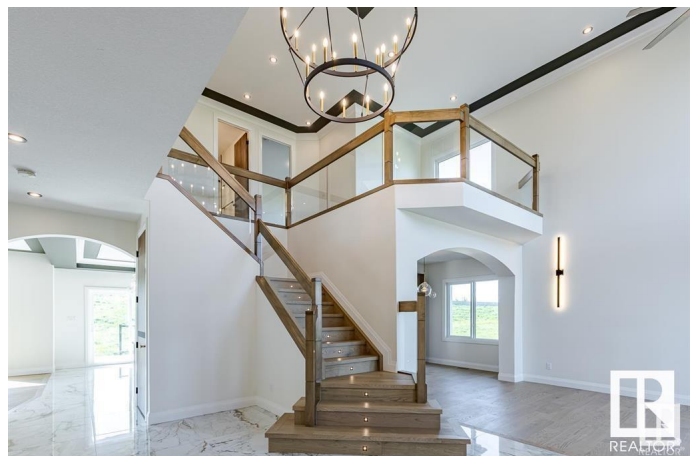
Rural on 1.00 Acres

Spring Meadow Estates, Rural Parkland County, AB

Exceptional Value !! Over 3500 sq ft of Gracious Living Above Ground, plus oversized 4.5 all vehicle att garage, bsmt lower level has separate exterior entrance for flexible dev., possible Walkout Basement over 5100 sq ft. total living possible, sunroom option main floor ... 4 Bedrooms up, 4 washrooms, bsmt can be more bdrms, more washrms, media, gym, Your wish etc. Chefs Dream Kitchen with Second Spice Kitchen, Spacious Open High Valuted Ceilings Floor Plan, large windows for major sunlight. Gorgeous very Large Stately Primary Bedroom with Lavish Spa Resort Ensuite, Huge walk in closet, many wardrobe built ins. Upper floor laundry ultimate convenience. Must view built ins throughout, Marble Flooring, Top Vanities, Cabinets, Luxury Appliances, Many Vehicle Driveway, all on hardtop pavement to Your door just 7 minutes from West Edmonton on Amazing 1 Acre Size Lot with City Water, Sewer. Construction Starting, Photos are of ASR showhome, ASR Projects Inc Makes Dreams Reality

Built in 2025

## **Essential Information**



|                |                        |
|----------------|------------------------|
| MLS® #         | E4420905               |
| Price          | \$1,495,000            |
| Bedrooms       | 4                      |
| Bathrooms      | 3.50                   |
| Full Baths     | 3                      |
| Half Baths     | 1                      |
| Square Footage | 3,501                  |
| Acres          | 1.00                   |
| Year Built     | 2025                   |
| Type           | Rural                  |
| Sub-Type       | Detached Single Family |
| Style          | 2 Storey               |
| Status         | Active                 |

### Community Information

|             |                       |
|-------------|-----------------------|
| Address     | 34 26409 Twp Rd 532a  |
| Area        | Rural Parkland County |
| Subdivision | Spring Meadow Estates |
| City        | Rural Parkland County |
| County      | ALBERTA               |
| Province    | AB                    |
| Postal Code | T7X 0W7               |

### Amenities

|                |                                                                                                                        |
|----------------|------------------------------------------------------------------------------------------------------------------------|
| Features       | Ceiling 10 ft., Ceiling 9 ft., No Animal Home, No Smoking Home, Vaulted Ceiling, Vinyl Windows, 9 ft. Basement Ceiling |
| Parking Spaces | 10                                                                                                                     |

### Interior

|                   |                           |
|-------------------|---------------------------|
| Interior Features | ensuite bathroom          |
| Heating           | Forced Air-2, Natural Gas |
| Fireplace         | Yes                       |
| Stories           | 3                         |
| Has Basement      | Yes                       |
| Basement          | Full, Partially Finished  |

### Exterior

|                   |                                                                 |
|-------------------|-----------------------------------------------------------------|
| Exterior          | Wood                                                            |
| Exterior Features | Airport Nearby, Golf Nearby, No Through Road, Park/Reserve, See |

|              |                    |
|--------------|--------------------|
|              | Remarks            |
| Construction | Wood               |
| Foundation   | Concrete Perimeter |

### **Additional Information**

|                |                    |
|----------------|--------------------|
| Date Listed    | February 9th, 2025 |
| Days on Market | 190                |
| Zoning         | Zone 70            |

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Listing information last updated on August 18th, 2025 at 12:47pm MDT