

Courtesy Of Camille Elliott Of Exp Realty

# \$140,000 - 49 53213a Highway 31, Rural Parkland County

MLS® #E4404743

**\$140,000**

0 Bedroom, 0.00 Bathroom,  
Rural on 0.09 Acres

The Summit (Parkland), Rural Parkland County, AB

Welcome to your ideal retreat, nestled in a well-maintained four-season park! This property overlooks the scenic Pineridge Golf Course, with stunning views and easy access. It offers a generous 3,940 sqft lot, providing ample space and privacy, thanks to the beautiful mature trees surrounding the area. Enjoy the great outdoors on the expansive (approx)850 sqft wood deck, perfect for entertaining or simply relaxing in nature. For your convenience, the lot is equipped with power, water, and septic services. The property includes a spacious storage shed and a charming bunkie, offering additional accommodations for guests or a cozy hideaway. Just a short walk away, you'll find a playground, sports facilities, and restaurant. The park itself is well-appointed with separate washrooms and laundry facilities, a gym, and a clubhouse, ensuring you have everything you need for a comfortable and enjoyable stay. This property offers the perfect blend of tranquility and convenience.

## Essential Information

MLS® #	E4404743
Price	\$140,000



Bathrooms	0.00
Acres	0.09
Type	Rural
Sub-Type	Vacant Lot/Land
Status	Active

### **Community Information**

Address	49 53213a Highway 31
Area	Rural Parkland County
Subdivision	The Summit (Parkland)
City	Rural Parkland County
County	ALBERTA
Province	AB
Postal Code	T0E 2B0

### **Exterior**

Exterior Features Golf Nearby, Hillside, Playground Nearby, Recreation Use, Treed Lot

### **Additional Information**

Date Listed	September 4th, 2024
Days on Market	220
Zoning	Zone 93
Condo Fee	\$130

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Listing information last updated on April 12th, 2025 at 4:02pm MDT