

\$619,000 - 49 53004 Rge Road 54 A, Rural Parkland County

MLS® #E4414618

\$619,000

4 Bedroom, 2.00 Bathroom, 1,349 sqft

Rural on 0.20 Acres

South Seba Beach, Rural Parkland County, AB

LAKEFRONT VIEWS~FULLY DEVELOPED BASEMENT - located in the desirable South Seba Beach on Lake Wabamun, with amazing unobstructed lake views. Along 3 sides of the property are vacant county land where no development is permitted. Sizeable additions were added in 1991 including new roof, additional main floor space, concrete-poured basement, wrap-around deck, and heated double garage. More recent renovations include open-concept kitchen cabinets, quartz countertops, flooring, windows, bathroom fixtures, basement theatre room, hot tub, and shingles. Furnace and hot water tank have been updated. This home features 4 bedrooms, an office, theatre room and 2 full baths. Close to Pineridge golf course, Kokanee Springs driving range, restaurants, ATV trails, hiking, cross-country skiing and skidoo trails. This home is a four-season, winterized and well-insulated. Cozy and comfortable year-round and is a perfect winter and summer getaway or your full time home.

Built in 1980

Essential Information

MLS® #

E4414618



| | |
|----------------|------------------------|
| Price | \$619,000 |
| Bedrooms | 4 |
| Bathrooms | 2.00 |
| Full Baths | 2 |
| Square Footage | 1,349 |
| Acres | 0.20 |
| Year Built | 1980 |
| Type | Rural |
| Sub-Type | Detached Single Family |
| Style | Bungalow |
| Status | Active |

Community Information

| | |
|-------------|------------------------|
| Address | 49 53004 Rge Road 54 A |
| Area | Rural Parkland County |
| Subdivision | South Seba Beach |
| City | Rural Parkland County |
| County | ALBERTA |
| Province | AB |
| Postal Code | T0E 2B0 |

Amenities

| | |
|----------|-----------------|
| Features | Vaulted Ceiling |
|----------|-----------------|

Interior

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

Exterior

| | |
|-------------------|--|
| Exterior | Wood |
| Exterior Features | Flat Site, Fruit Trees/Shrubs, Lake View, Landscaped |
| Construction | Wood |
| Foundation | Concrete Perimeter |

Additional Information

| | |
|-------------|---------------------|
| Date Listed | November 25th, 2024 |
|-------------|---------------------|

Days on Market 145

Zoning Zone 93

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Listing information last updated on April 18th, 2025 at 11:17pm MDT