

\$250,000 - 319 53126 Rge Road 70, Rural Parkland County

MLS® #E4430861

\$250,000

1 Bedroom, 1.00 Bathroom, 541 sqft

Rural on 0.12 Acres

Trestle Creek Golf Resort, Rural Parkland County, AB

Year-round getaway in the private, gated community of Trestle Creek Golf Resort. This 540 square foot modular home features central air conditioning, 10 foot vaulted ceiling and a fantastic open concept floor plan. Bright living room with large south-facing windows, gourmet kitchen with eat-up peninsula, 3-piece bathroom and a cozy primary bedroom with washer & dryer. Outside, the beautifully landscaped yard boasts an oversized composite deck, concrete path leading to the circular firepit area and a 10x12 electric golf car garage. Located within â€œThe Tamaracksâ€•, an age restricted 50+ zone of Trestle Creek. The resortâ€™s amenities include an 18 hole championship golf course, a 9 hole par 3 course, waterpark, cable wakeboard park, beach, pickleball courts and 25 kms of walking trails. Located 45 minutes west of Edmonton with easy access to the Yellowhead Highway.

Built in 2016

Essential Information

MLS® # E4430861

Price \$250,000

Bedrooms 1



| | |
|----------------|------------------------|
| Bathrooms | 1.00 |
| Full Baths | 1 |
| Square Footage | 541 |
| Acres | 0.12 |
| Year Built | 2016 |
| Type | Rural |
| Sub-Type | Detached Single Family |
| Style | Bungalow |
| Status | Active |

Community Information

| | |
|-------------|---------------------------|
| Address | 319 53126 Rge Road 70 |
| Area | Rural Parkland County |
| Subdivision | Trestle Creek Golf Resort |
| City | Rural Parkland County |
| County | ALBERTA |
| Province | AB |
| Postal Code | T0E 0S0 |

Amenities

| | |
|----------|--|
| Features | Air Conditioner, Ceiling 10 ft., Club House, Deck, Fire Pit, Front Porch, Lake Privileges, Patio, Recreation Room/Centre, Tennis Courts, Vaulted Ceiling |
|----------|--|

Interior

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

Exterior

| | |
|-------------------|---|
| Exterior | Modular |
| Exterior Features | Backs Onto Park/Trees, Corner Lot, Environmental Reserve, Gated Community, Golf Nearby, Landscaped, No Back Lane, Park/Reserve, Paved Lane, Picnic Area, Playground Nearby, Recreation Use, Private Park Access |
| Construction | Modular |
| Foundation | Block, Slab |

Additional Information

| | |
|----------------|------------------|
| Date Listed | April 15th, 2025 |
| Days on Market | 17 |
| Zoning | Zone 90 |
| Condo Fee | \$1,905 |

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Listing information last updated on May 2nd, 2025 at 2:47am MDT