

# **\$359,900 - 251 53126 Rge Road 70, Rural Parkland County**

MLS® #E4435163

**\$359,900**

2 Bedroom, 1.00 Bathroom, 799 sqft

Rural on 0.11 Acres

Trestle Creek Golf Resort, Rural Parkland County, AB

**DEAL ALERT!!** Priced below replacement cost. Your perfect retreat at the prestigious, gated community of Trestle Creek Golf Resort awaits you! This stunning, move-in-ready, fully furnished 2 Bedroom 1 Bath park model home offers modern luxury, peaceful surroundings, and resort-style living all year round, just steps from world-class golfing, a private lake, and endless outdoor recreation. With comfort and luxury in mind, it is equipped with AC, 2 fireplaces, laundry, surround sound, SS appliances, wine/beverage cooler and much more. This home is set on an extremely sturdy foundation with 22 pilings, ensuring long-lasting stability. Enjoy the peaceful views of the rolling Magnolia Hills from the expansive maintenance-free deck - a 12' x 10' covered section for shaded relaxation, as well as a 26' x 12' uncovered area for soaking up the sun. The 9.5' x 15' shed can accommodate a golf cart, along with potential extra sleeping quarters. Plenty of room on this titled lot (45' x 110') which backs onto Hole 10.

Built in 2014

## **Essential Information**

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Price	\$359,900
Bedrooms	2
Bathrooms	1.00
Full Baths	1
Square Footage	799
Acres	0.11
Year Built	2014
Type	Rural
Sub-Type	Detached Single Family
Style	Bungalow
Status	Active

### Community Information

Address	251 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, Deck, Fire Pit, Lake Privileges, Parking-Visitor, Racquet Courts, Sunroom, Vinyl Windows, Wall Unit-Built-In
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### Interior

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

### Exterior

Exterior	Prefab
Exterior Features	Gated Community, Golf Nearby, Landscaped, Paved Lane, Picnic Area, Playground Nearby, Schools, Shopping Nearby
Construction	Prefab
Foundation	Piling

### Additional Information

Date Listed	May 8th, 2025
Days on Market	131
Zoning	Zone 90
Condo Fee	\$2,143

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Listing information last updated on September 16th, 2025 at 5:47am MDT