

Courtesy Of Aron T Scraba Of Latitude Real Estate Group

\$1,699,900 - 45 54104 Rge Road 274, Rural Parkland County

MLS® #E4427865

\$1,699,900

4 Bedroom, 3.00 Bathroom, 2,127 sqft

Rural on 2.55 Acres

Brenmar Estates, Rural Parkland County, AB

Stunning Custom Walkout Bungalow in Brenmar Estates – Acreage Living Near Spruce Grove! Welcome to 45 Brenmar Estates – a breathtaking 4000 sq. ft. walkout bungalow that perfectly blends luxury, comfort, and country living. Situated on a spacious 2.5 acre lot, this custom-built home offers 4 bedrooms, 3 bathrooms, oversized triple garage, and a fully finished SHOP. Step inside to a thoughtfully designed open-concept layout featuring a gourmet kitchen with a walk-in servery, a spacious dining area, and a cozy living room with a fireplace - ideal for entertaining or relaxing. The primary suite is a private retreat with a huge walk-in closet and a spa-inspired ensuite featuring a soaker tub and double vanities. A second bedroom, a 4-piece bath, laundry room, and mudroom complete the main floor. The walkout basement features New York style bar! Enjoy the peace and tranquility from your enormous deck - acreage living just minutes from Spruce Grove and a short drive to Edmonton. This property is a rare find.

Built in 2022

Essential Information

MLS® #

E4427865



Price	\$1,699,900
Bedrooms	4
Bathrooms	3.00
Full Baths	3
Square Footage	2,127
Acres	2.55
Year Built	2022
Type	Rural
Sub-Type	Detached Single Family
Style	Hillside Bungalow
Status	Active

Community Information

Address	45 54104 Rge Road 274
Area	Rural Parkland County
Subdivision	Brenmar Estates
City	Rural Parkland County
County	ALBERTA
Province	AB
Postal Code	T7X 3S4

Amenities

Features	Fire Pit, Hot Water Instant, Walkout Basement, Wet Bar, Workshop, See Remarks, HRV System
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Interior

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

Exterior

Exterior	Wood
Exterior Features	Cul-De-Sac, Environmental Reserve, Low Maintenance Landscape, Rolling Land, See Remarks
Construction	Wood
Foundation	Concrete Perimeter

Additional Information

Date Listed March 24th, 2025

Days on Market 11

Zoning Zone 70

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Listing information last updated on April 4th, 2025 at 9:18am MDT