

## \$619,000 - 7 1319 Twp Rd 510, Rural Parkland County

MLS® #E4433574

**\$619,000**

4 Bedroom, 3.00 Bathroom, 1,314 sqft

Rural on 2.02 Acres

Lamorra Landing Estates, Rural Parkland County, AB

THE ULTIMATE MOVE-IN READY FAMILY RETREAT – Welcome to this beautifully maintained acreage offering the perfect blend of privacy and convenience. Located 15 minutes from Stony Plain and Spruce Grove with easy access to the city. Step inside to a fresh, open-concept living space anchored by a spacious kitchen and large island, ideal for gatherings and entertaining. The cozy fireplace invites relaxation, while the new deck is the perfect place to enjoy breathtaking sunrises. Thoughtfully designed and featuring large windows on both floors flooding natural light to every room, and making the lower-level feel like anything but a basement. Outside, you'll love the treed perimeter and fenced backyard – perfect for kids and pets to roam safely. There's an oversized double attached garage, plus a detached single garage at the rear with a second set of services – an excellent setup for a shop. Recent upgrades include: Roof, AC, and well pump, a new deck, upgraded landscaping and stainless appliances. Welcome Home!

Built in 2002

### Essential Information

MLS® # E4433574

Price \$619,000



Bedrooms	4
Bathrooms	3.00
Full Baths	3
Square Footage	1,314
Acres	2.02
Year Built	2002
Type	Rural
Sub-Type	Detached Single Family
Style	Bi-Level
Status	Active

### Community Information

Address	7 1319 Twp Rd 510
Area	Rural Parkland County
Subdivision	Lamorra Landing Estates
City	Rural Parkland County
County	ALBERTA
Province	AB
Postal Code	T7Y 2N2

### Amenities

Features	Ceiling 9 ft., Deck
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### Interior

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

### Exterior

Exterior	Wood
Exterior Features	Landscaped
Construction	Wood
Foundation	Concrete Perimeter

### Additional Information

Date Listed	May 1st, 2025
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Days on Market 1

Zoning Zone 90

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