

# **\$799,900 - 17 53026 Rge Road 43, Rural Parkland County**

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MLS® #E4430079

**\$799,900**

2 Bedroom, 2.00 Bathroom, 1,668 sqft

Rural on 0.17 Acres

Rizzie Beach, Rural Parkland County, AB

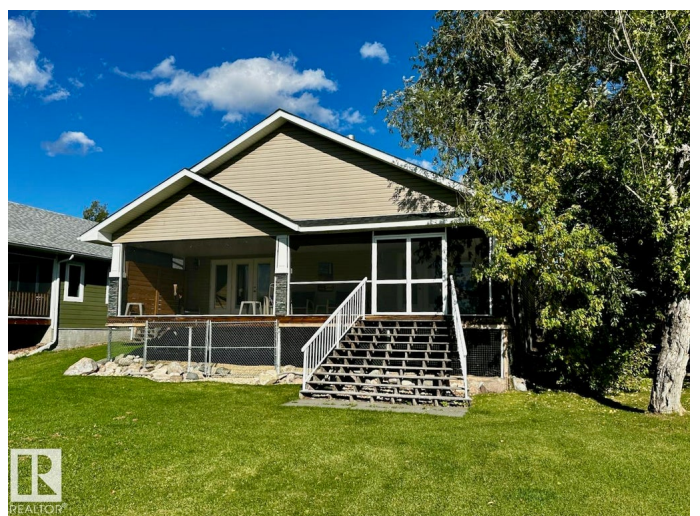
Your dream lakefront home awaits! Located on the stunning north shore of Lake Wabamun, this modern property offers breathtaking lake views, an oversized garage, and unbeatable tranquility. Just minutes from the Village of Wabamun and less than an hour from Edmonton, this is the perfect getaway for commuters or a peaceful retirement retreat. With over 1,600 sq ft of open-concept living space, vaulted ceilings, and high-end finishes, this home blends luxury and comfort. Host family gatherings, or enjoy the cozy ambiance for two. In addition to a second bedroom the flexible office space doubles as a guest room, and the heated garage is ideal for hobbyists seeking a workshop along with accommodating 2 cars. Step out from the south-facing living room or master bedroom onto a fully screened-in deck, where serene views of the park like reserve and lakefront will melt your stress away. This is your chance to own a piece of paradise. Act now—your lakeside retreat is waiting!

Built in 2011

## **Essential Information**

MLS® # E4430079

Price \$799,900



|                |                        |
|----------------|------------------------|
| Bedrooms       | 2                      |
| Bathrooms      | 2.00                   |
| Full Baths     | 2                      |
| Square Footage | 1,668                  |
| Acres          | 0.17                   |
| Year Built     | 2011                   |
| Type           | Rural                  |
| Sub-Type       | Detached Single Family |
| Style          | Bungalow               |
| Status         | Active                 |

### **Community Information**

|             |                       |
|-------------|-----------------------|
| Address     | 17 53026 Rge Road 43  |
| Area        | Rural Parkland County |
| Subdivision | Rizzie Beach          |
| City        | Rural Parkland County |
| County      | ALBERTA               |
| Province    | AB                    |
| Postal Code | T0E 2K0               |

### **Amenities**

|          |                                                                                                              |
|----------|--------------------------------------------------------------------------------------------------------------|
| Features | Deck, Dog Run-Fenced In, Hot Water Instant, Lake Privileges, No Smoking Home, Vaulted Ceiling, Vinyl Windows |
|----------|--------------------------------------------------------------------------------------------------------------|

### **Interior**

|                   |                           |
|-------------------|---------------------------|
| Interior Features | ensuite bathroom          |
| Heating           | Forced Air-1, Natural Gas |
| Fireplace         | Yes                       |
| Stories           | 1                         |
| Has Basement      | Yes                       |
| Basement          | None, No Basement         |

### **Exterior**

|                   |                                                                                                                                                 |
|-------------------|-------------------------------------------------------------------------------------------------------------------------------------------------|
| Exterior          | Prefab                                                                                                                                          |
| Exterior Features | Backs Onto Park/Trees, Beach Access, Boating, Lake Access Property, Lake View, Level Land, No Through Road, Recreation Use, Waterfront Property |
| Construction      | Prefab                                                                                                                                          |
| Foundation        | Concrete Perimeter, Piling                                                                                                                      |

**Additional Information**

Date Listed            April 10th, 2025  
Days on Market      148  
Zoning                Zone 93

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