

\$1,198,000 - 32 Prospect Drive, Rural Parkland County

MLS® #E4437794

\$1,198,000

3 Bedroom, 1.50 Bathroom, 1,507 sqft

Rural on 0.63 Acres

Point Alison, Rural Parkland County, AB

Welcome to 32 Prospect Drive located on a large lot with 100 ft of lakefront in the gated community of Point Alison—where stunning lakeside living meets year-round comfort. The main 1,500 sq ft cabin w/ warm wood interiors is perched above a triple garage & features a vaulted great room w/ floor-to-ceiling windows, a cozy gas fireplace, & spacious kitchen w/ granite countertops, rustic wood cabinets & center island w/ bar seating. Three bdrms, including a generous primary suite w/ walk-in closet plus a 5-pc bath offer plenty of space for everyone. Step out to a glass-paneled balcony & take in the incredible lake views or relax on the multi-tiered stone patio & firepit area just steps from the shore. The lower level includes an entryway w/ a laundry room & a convenient half bath. A separate 900 sq ft guest cabin includes a living room w/ a fireplace, dining area & 2 bdrms, ideal for hosting. Other features: In floor heating on both levels, reverse osmosis system, 2 sheds, access to overflow parking & more!

Built in 2008

Essential Information

MLS® #	E4437794
Price	\$1,198,000
Bedrooms	3



Bathrooms	1.50
Full Baths	1
Half Baths	1
Square Footage	1,507
Acres	0.63
Year Built	2008
Type	Rural
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

Community Information

Address	32 Prospect Drive
Area	Rural Parkland County
Subdivision	Point Alison
City	Rural Parkland County
County	ALBERTA
Province	AB
Postal Code	T0E 2K0

Amenities

Features	Off Street Parking, Deck, Detectors Smoke, Fire Pit, Lake Privileges, No Smoking Home, Patio, Vaulted Ceiling, See Remarks, Natural Gas BBQ Hookup
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Interior

Heating	In Floor Heat System, Natural Gas
Fireplace	Yes
Stories	2
Has Basement	Yes
Basement	None, No Basement

Exterior

Exterior	Wood
Exterior Features	Backs Onto Lake, Beach Access, Boating, Cul-De-Sac, Fruit Trees/Shrubs, Gated Community, Golf Nearby, Lake Access Property, Lake View, Landscaped, No Through Road, Playground Nearby, Private Setting, Treed Lot, Waterfront Property
Construction	Wood
Foundation	Concrete Perimeter

Additional Information

Date Listed May 22nd, 2025
Days on Market 2
Zoning Zone 93

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