

\$1,279,500 - 45 54104 Rge Road 274, Rural Parkland County

MLS® #E4460872

\$1,279,500

4 Bedroom, 3.00 Bathroom, 2,174 sqft

Rural on 2.55 Acres

Brenmar Estates, Rural Parkland County, AB

Executive Custom Walkout Bungalow with Attached Triple Garage (39Wx25L, 220V, water taps & floor drains) & Shop (42Wx28L) on 2.55 Acres at the End of a Quiet Cul-de-sac in Brenmar Estates, 10 min N of Spruce Grove. This 2022-built 2,175 sqft (+full basement) home offers an open, light-filled design with central A/C, luxury VP flooring, triple pane windows and a flowing layout ideal for family living or entertaining. Main floor features a bright living room w/ gas fireplace, central dining area w/ deck access and a gourmet kitchen w/ stone counters, eat-up island & walk-through butler's pantry w/ 2nd fridge. Owner's suite includes deck access, walk-in closet and a luxe 5-pc ensuite w/ soaker tub. Also on main: 2nd bedroom, 4-pc bath, laundry room & mudroom. Walkout basement boasts 2 more bedrooms, 4-pc bath & massive family/rec room w/ full wet bar, fireplace & patio access. Outdoors: covered patio, Durabuilt deck, composite front porch, fire pit & paved driveway. Acreage privacy and modern luxury.

Built in 2022

Essential Information

MLS® #

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Price	\$1,279,500
Bedrooms	4
Bathrooms	3.00
Full Baths	3
Square Footage	2,174
Acres	2.55
Year Built	2022
Type	Rural
Sub-Type	Detached Single Family
Style	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	Air Conditioner, Ceiling 10 ft., Ceiling 9 ft., Deck, Fire Pit, Front Porch, No Smoking Home, Patio, R.V. Storage, Walkout Basement, Wet Bar, Workshop
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Interior

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

Exterior

Exterior	Wood
Exterior Features	Cul-De-Sac, Golf Nearby, No Through Road, Paved Lane, Public Swimming Pool, Rolling Land, Schools, Shopping Nearby
Construction	Wood

Foundation Slab

Additional Information

Date Listed October 4th, 2025
Days on Market 20
Zoning Zone 70

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Listing information last updated on October 24th, 2025 at 6:32am MDT