

# **\$1,175,000 - 11 27107 Twp Road 510, Rural Parkland County**

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MLS® #E4429992

**\$1,175,000**

4 Bedroom, 4.00 Bathroom, 2,680 sqft

Rural on 1.10 Acres

Mistik Ridge, Rural Parkland County, AB

Discover the Ultimate Riverside Retreat at Mistik Ridge! This custom-built walkout home, backing onto the river and environmental reserve, is both formal and comfortable. With a triple car garage, 4 bedrooms, an upper bonus room, a main floor den, and a fully finished basement, it's a residence that truly delivers on every level. The sun-drenched open-concept main floor boasts vaulted ceilings and expansive windows that frame the stunning natural surroundings. Enjoy cozy evenings by the wood-burning fireplace, or appreciate the warmth of walnut hardwood flooring and the craftsmanship of custom millwork and built-in cabinetry. Practical main floor includes a well-appointed laundry/mudroom with ample storage, a pantry, and a dog shower, combining functionality with style. Upstairs, the large primary suite serves as a serene retreat, offering breathtaking views of the property and the river valley. The outdoor space is nothing short of magical, seamlessly blending gardens with the tranquil forested reserve.

Built in 2003

## **Essential Information**

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Price	\$1,175,000
Bedrooms	4
Bathrooms	4.00
Full Baths	3
Half Baths	2
Square Footage	2,680
Acres	1.10
Year Built	2003
Type	Rural
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

### **Community Information**

Address	11 27107 Twp Road 510
Area	Rural Parkland County
Subdivision	Mistik Ridge
City	Rural Parkland County
County	ALBERTA
Province	AB
Postal Code	T7Y 1H6

### **Amenities**

Features	Closet Organizers, Deck, No Smoking Home, Walkout Basement
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### **Interior**

Interior Features	ensuite bathroom
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Stories	3
Has Basement	Yes
Basement	Full, Finished

### **Exterior**

Exterior	Wood
Exterior Features	Backs Onto Park/Trees, Environmental Reserve, Fruit Trees/Shrubs, Landscaped, Park/Reserve, River Valley View
Construction	Wood
Foundation	Concrete Perimeter

**Additional Information**

Date Listed	April 10th, 2025
Days on Market	9
Zoning	Zone 90
Condo Fee	\$1,376

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Listing information last updated on April 19th, 2025 at 4:17am MDT