# \$2,390,000 - 52003 Rge Road 273, Rural Parkland County

MLS® #E4439275

## \$2,390,000

0 Bedroom, 0.00 Bathroom, Land Commercial on 0.00 Acres

None, Rural Parkland County, AB

146.42 Acres 6 Minutes South of Spruce Grove on the Corner of Two High Traffic, Paved Roads, Highway 627 & Range Road 273 (Golden Spike Rd). This Could be The Perfect Location For Your New Business. 60X40 Shop W/a Huge Mezzanine W/Office Space. Beautiful 2019 Sq Ft Custom 2002 Built Bungalow Features: 5 Bedrooms 3 Bathrooms, Open Concept, Chef's Kitchen W/Gas Stove, Huge Walk Through Pantry, Lg Dining Area W/Access to the Huge Deck, Lg Living Rm W/Fireplace, King Primary Bedroom W/Separate shower, Soaker Tub & Walk In Closet. Main & Lower Floor Laundry. Fully Dev Basement Incudes a Huge Rec Room, Fireplace, 3 Bedrooms, a 5 pc Bathroom, & Garage Access to the Basement. Dbl Att Garage, RV Parking W/Power, Fenced Yard, Access Gate, & 2 Driveway Accesses. The Home Could Be Your Living Quarters Or Turned Into Office Space For Your Business. This Busy, High Traffic Location Would be The Perfect Location For a Gas Station W/Restaurant W/Plenty of Land Left for Other **Business Ventures W/Parkland County** Approval.







Built in 2002

### **Essential Information**

MLS® # E4439275

Price \$2,390,000

Bathrooms 0.00 Acres 0.00 Year Built 2002

Type Land Commercial

Status Active

## **Community Information**

Address 52003 Rge Road 273

Area Rural Parkland County

Subdivision None

City Rural Parkland County

County ALBERTA

Province AB

Postal Code T7X 3R7

### **Exterior**

Exterior Stone, Vinyl, Wood Frame Construction Stone, Vinyl, Wood Frame

## **Additional Information**

Date Listed May 29th, 2025

Days on Market 158

Zoning Zone 90

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Listing information last updated on November 3rd, 2025 at 5:02pm MST