

## \$210,000 - 5430 Highway 16, Rural Parkland County

MLS® #E4440453

**\$210,000**

1 Bedroom, 0.50 Bathroom, 576 sqft

Rural on 8.52 Acres

None, Rural Parkland County, AB

THIS SUPERB TREED 8.52 ACRES FRONTS HWY 16 AND 45 MINUTES FROM EDMONTON AND A FEW MINUTES FROM FOUR BOATING/FISHING LAKES. Nicely treed acreage out of a sub-division with a cleared yard site with graveled road & parking area. An ideal location to run your business from or to build your dream home with privacy or a weekend get-a-way. The mobile would need your handyman skills to make it your now home. There is power; septic tank & field & drilled well. Zoned Agricultural General District. The converted bus/RV is negotiable. Check this property out.

Built in 1971

### Essential Information

|                |                        |
|----------------|------------------------|
| MLS® #         | E4440453               |
| Price          | \$210,000              |
| Bedrooms       | 1                      |
| Bathrooms      | 0.50                   |
| Half Baths     | 1                      |
| Square Footage | 576                    |
| Acres          | 8.52                   |
| Year Built     | 1971                   |
| Type           | Rural                  |
| Sub-Type       | Detached Single Family |
| Style          | Bungalow               |



Status                      Active

**Community Information**

Address                      5430 Hghway 16  
Area                            Rural Parkland County  
Subdivision                  None  
City                            Rural Parkland County  
County                        ALBERTA  
Province                      AB  
Postal Code                  T0E 0W0

**Amenities**

Features                      Fire Pit

**Interior**

Heating                      Forced Air-1, Wood Stove, Propane, Wood  
Stories                        1  
Has Basement                Yes  
Basement                      None, No Basement

**Exterior**

Exterior Features          Golf Nearby, Private Setting, Recreation Use, Schools, Shopping  
Nearby, Treed Lot  
Foundation                  Block

**Additional Information**

Date Listed                  June 4th, 2025  
Days on Market              45  
Zoning                        Zone 70

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