

## \$199,500 - 5430 Highway 16, Rural Parkland County

MLS® #E4440453

**\$199,500**

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	\$199,500
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
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## 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
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## 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	94
Zoning	Zone 70

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Listing information last updated on September 6th, 2025 at 4:32am MDT