

Courtesy Of David M Ozubko Of Real Broker

# **\$869,000 - 110 21539 Twp Road 503, Rural Leduc County**

MLS® #E4454932

**\$869,000**

4 Bedroom, 3.00 Bathroom, 1,884 sqft

Rural on 2.75 Acres

Wildland Meadows, Rural Leduc County, AB

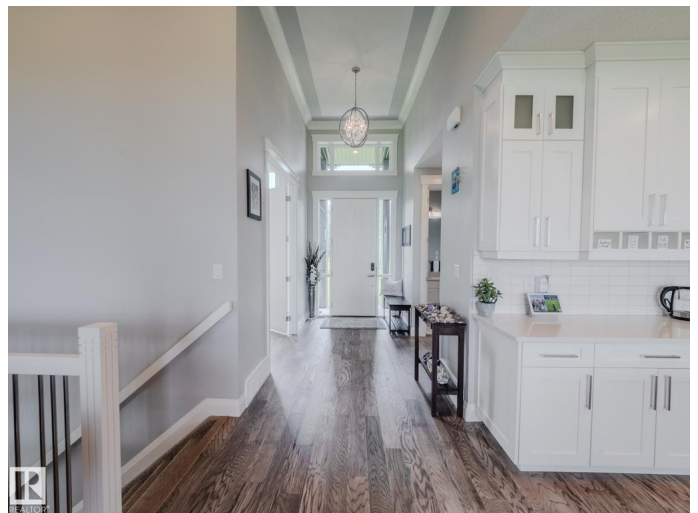
Only 20 minutes to Edmonton and Anthony Henday, this 4 bed 3 bath bungalow on 2.75 acres in Wildland Meadows is the perfect acreage near Edmonton for those seeking peace and privacy. Surrounded by a protected bird sanctuary with no future development, the property offers forever views, star-filled skies and northern lights. The main floor features 10 ft ceilings, hardwood floors and wide hallways. The custom kitchen includes an oversized quartz island, crown moulding, French doors, ceiling-height cabinets and a walk-through pantry. The primary suite has 2 walk-in closets and a spa-style ensuite with in-floor heating. The basement adds a family room with wet bar, media/theater room, 2 bedrooms and a full bath. Outside is a 18'x16' covered deck with gas BBQ line and low-maintenance decking. A heated 4-car garage with paved pad, triple-pane windows, sump pump, 125-amp service and professional landscaping complete this rural property for sale in a safe welcoming community.

Built in 2018

## **Essential Information**

MLS® # E4454932

Price \$869,000



|                |                      |
|----------------|----------------------|
| Bedrooms       | 4                    |
| Bathrooms      | 3.00                 |
| Full Baths     | 3                    |
| Square Footage | 1,884                |
| Acres          | 2.75                 |
| Year Built     | 2018                 |
| Type           | Rural                |
| Sub-Type       | Detached Condominium |
| Style          | Bungalow             |
| Status         | Active               |

### Community Information

|             |                        |
|-------------|------------------------|
| Address     | 110 21539 Twp Road 503 |
| Area        | Rural Leduc County     |
| Subdivision | Wildland Meadows       |
| City        | Rural Leduc County     |
| County      | ALBERTA                |
| Province    | AB                     |
| Postal Code | T0B 3M2                |

### Amenities

|                |                                                                                   |
|----------------|-----------------------------------------------------------------------------------|
| Features       | Air Conditioner, Deck, Detectors Smoke, No Smoking Home, R.V. Storage, HRV System |
| Parking Spaces | 19                                                                                |

### Interior

|                   |                           |
|-------------------|---------------------------|
| Interior Features | ensuite bathroom          |
| Heating           | Forced Air-2, Natural Gas |
| Fireplace         | Yes                       |
| Stories           | 2                         |
| Has Basement      | Yes                       |
| Basement          | Full, Finished            |

### Exterior

|                   |                                                |
|-------------------|------------------------------------------------|
| Exterior          | Wood                                           |
| Exterior Features | Flat Site, Private Setting, Schools, Treed Lot |
| Construction      | Wood                                           |
| Foundation        | Concrete Perimeter                             |

### Additional Information

|                |                   |
|----------------|-------------------|
| Date Listed    | August 27th, 2025 |
| Days on Market | 8                 |
| Zoning         | Zone 80           |
| Condo Fee      | \$125             |

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Listing information last updated on September 3rd, 2025 at 10:02pm MDT