

# \$1,099,999 - 1070 50242 Rge Road 244 A, Rural Leduc County

MLS® #E4453190

**\$1,099,999**

5 Bedroom, 4.50 Bathroom, 2,746 sqft

Rural on 3.27 Acres

Brenda Vista, Rural Leduc County, AB

Experience luxury acreage living in this fully renovated 2-storey on 3.27 serene, treed acres in prestigious South Vistas! Just minutes to Beaumont, Nisku, Leduc & 12 min to S. Edmonton. This private retreat backs farmland & features a south-facing yard, triple tree lines & resort-like outdoor spaces. Inside: soaring 23'™ cedar ceilings, 2 stone wood-burning fireplaces, engineered hardwood, full & half baths, office/5th bed & a showpiece kitchen w/ 2 islands, granite & butcher block, SS appliances, heated covered deck & 4 season sun room. Upstairs: 3 spacious beds incl. vaulted primary w/ ensuite, 2 additional beds, 5 pc bath & laundry. Brand-new basement w/ rec room, wet bar, bed, bath & SEPARATE ENTRY from garage and unfinished area to develop 2nd suite. Heated double garage, Gemstone LED lights, 3 decks, firepits, Par 3 golf holes, patio, sheds, Quonset, RV parking & more. City water, newer septic—move-in ready!

Built in 1980

## Essential Information

|          |             |
|----------|-------------|
| MLS® #   | E4453190    |
| Price    | \$1,099,999 |
| Bedrooms | 5           |



|                |                        |
|----------------|------------------------|
| Bathrooms      | 4.50                   |
| Full Baths     | 4                      |
| Half Baths     | 1                      |
| Square Footage | 2,746                  |
| Acres          | 3.27                   |
| Year Built     | 1980                   |
| Type           | Rural                  |
| Sub-Type       | Detached Single Family |
| Style          | 2 Storey               |
| Status         | Active                 |

### Community Information

|             |                           |
|-------------|---------------------------|
| Address     | 1070 50242 Rge Road 244 A |
| Area        | Rural Leduc County        |
| Subdivision | Brenda Vista              |
| City        | Rural Leduc County        |
| County      | ALBERTA                   |
| Province    | AB                        |
| Postal Code | T4X 0P4                   |

### Amenities

|          |                                                                                                                                        |
|----------|----------------------------------------------------------------------------------------------------------------------------------------|
| Features | Closet Organizers, Deck, Fire Pit, Parking-Extra, R.V. Storage, Recreation Room/Centre, Sunroom, Vaulted Ceiling, Wet Bar, See Remarks |
|----------|----------------------------------------------------------------------------------------------------------------------------------------|

### Interior

|                   |                           |
|-------------------|---------------------------|
| Interior Features | ensuite bathroom          |
| Heating           | Forced Air-2, Natural Gas |
| Fireplace         | Yes                       |
| Stories           | 3                         |
| Has Basement      | Yes                       |
| Basement          | Full, Finished            |

### Exterior

|                   |                                                                        |
|-------------------|------------------------------------------------------------------------|
| Exterior          | Wood                                                                   |
| Exterior Features | Airport Nearby, Flat Site, Landscaped, Schools, Treed Lot, See Remarks |
| Construction      | Wood                                                                   |
| Foundation        | Concrete Perimeter                                                     |

### Additional Information

Date Listed August 15th, 2025

Days on Market 26

Zoning Zone 80

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Listing information last updated on September 9th, 2025 at 10:02pm MDT