

# **\$498,000 - 28646 Osborne Drive, Rural Parkland County**

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MLS® #E4424054

**\$498,000**

3 Bedroom, 2.00 Bathroom, 1,350 sqft  
Rural on 4.42 Acres

Osborne Acres, Rural Parkland County, AB

4.42 Acres and ONLY 10 MINUTES FROM EDMONTON! Located in OSBORNE ACRES, this OUTSTANDING lot is quiet, private and treed at the back of the property. THE PROPERTY IS BEING SOLD FOR LOT VALUE. The home on the lot requires work to be habitable. This is an OUTSTANDING opportunity to live on 4.5 acres and be only minutes to Edmlonton or Spruce Grove!



Built in 1964

## **Essential Information**

|                |                        |
|----------------|------------------------|
| MLS® #         | E4424054               |
| Price          | \$498,000              |
| Bedrooms       | 3                      |
| Bathrooms      | 2.00                   |
| Full Baths     | 2                      |
| Square Footage | 1,350                  |
| Acres          | 4.42                   |
| Year Built     | 1964                   |
| Type           | Rural                  |
| Sub-Type       | Detached Single Family |
| Style          | Bungalow               |
| Status         | Active                 |

## **Community Information**

|         |                       |
|---------|-----------------------|
| Address | 28646 Osborne Drive   |
| Area    | Rural Parkland County |

|             |                       |
|-------------|-----------------------|
| Subdivision | Osborne Acres         |
| City        | Rural Parkland County |
| County      | ALBERTA               |
| Province    | AB                    |
| Postal Code | T7X 6E4               |

### **Amenities**

|          |             |
|----------|-------------|
| Features | See Remarks |
|----------|-------------|

### **Interior**

|              |                           |
|--------------|---------------------------|
| Heating      | Forced Air-1, Natural Gas |
| Stories      | 2                         |
| Has Basement | Yes                       |
| Basement     | Full, Finished            |

### **Exterior**

|                   |  |
|-------------------|--|
| Exterior          | Wood   |
| Exterior Features | Backs Onto Park/Trees, Flat Site, Golf Nearby, Landscaped, Private Setting |
| Construction      | Wood   |
| Foundation        | Concrete Perimeter   |

### **Additional Information**

|                |                 |
|----------------|-----------------|
| Date Listed    | March 3rd, 2025 |
| Days on Market | 32              |
| Zoning         | Zone 90         |

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Listing information last updated on April 4th, 2025 at 8:47am MDT