

# \$199,900 - 23 6004 Twp Road 534, Rural Parkland County

MLS® #E4427274

**\$199,900**

0 Bedroom, 0.00 Bathroom,  
Rural on 3.03 Acres

Summer View Heights, Rural Parkland County,  
AB

\*\*\*A THREE-ACRE OASIS OF  
SANITYâ€”WHERE THE CITY CANâ€™T  
FIND YOU\*\*\* The city gnaws at your soul.  
Glass towers. Choking traffic. The hum of  
artificial lights frying your last nerve. But out  
here? You can finally exhale. This isnâ€™t  
some claustrophobic suburb with doormat  
sized yards. No, this is freedom, solitude, a  
haven where the only deadlines are the ones  
you set for yourself. Feel the earth under your  
boots. The air? Clean. The sky? Endless. The  
only sound? Maybe a loon crying across the  
water or the crackle of a firepit as the kids  
roast marshmallows under a moon so bright it  
feels like a spotlight from God. Walking  
distance to Kokomo Beach. And if civilization  
(or a Timâ€™s run) dares call your name,  
Stony & Spruce are min away. When summer  
arrives, multiple golf courses abound. Or get  
ice cream from Derby's at Seba Beach. This  
isnâ€™t just land. Itâ€™s relief. A retreat.  
Where memories are forged like steel in the  
fire of good company & quiet nights. Take a  
deep breath. Feel it. This is where you  
belong...

Built in 1979

## Essential Information



MLS® #	E4427274
Price	\$199,900
Bathrooms	0.00
Acres	3.03
Year Built	1979
Type	Rural
Sub-Type	Vacant Lot/Land
Status	Active

### Community Information

Address	23 6004 Twp Road 534
Area	Rural Parkland County
Subdivision	Summer View Heights
City	Rural Parkland County
County	ALBERTA
Province	AB
Postal Code	T0E 2B0

### Exterior

Exterior Features	Backs Onto Park/Trees, Beach Access, Boating, No Through Road, Private Setting, Treed Lot
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### Additional Information

Date Listed	March 24th, 2025
Days on Market	38
Zoning	Zone 75

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Listing information last updated on April 30th, 2025 at 10:17pm MDT