

\$925,000 - 22 Sunnyside Road, Parkland Beach

MLS® #A2236016

\$925,000

4 Bedroom, 4.00 Bathroom, 1,273 sqft

Residential on 0.47 Acres

NONE, Parkland Beach, Alberta

A Parkland Beach/Sunnyside Acreage with all the extras. This 3 year old home will fill everyone's requirements. From the wrap around covered deck, to the beautiful open floor plan, to the fully finished basement, It also comes with an oversized heated attached garage, and a 40 X 26 work shop ideal for any hobbyist's dreams topped with a finished suite upstairs. (The ultimate guest suite for peace and privacy). The workshop has its own heating system and abundance of custom crafted cupboards and storage. And all within walking distance of Gull Lake Public Beach. Main floor features include a large living room adjacent to a dining area and next to an eat in bar and country style kitchen with top of the line cupboards and storage. Other features include upgraded(triple glazed) windows throughout, premium laminate and vinyl plank flooring, a vaulted ceiling and underfloor radiant heat powered by a state of the art Navien Heating system. The master suite and additional office round out the main floor along with the attached 30 X 24 garage. The basement is finished with a super-sized family room and 2 large bedrooms, plus of course a full bath. Outside you'll find an abundance of privacy, fruit trees and lawn along with the featured Dream Shop. The shop has its own heating and plumbing with custom crafted cupboards and storage. Again as in the home underfloor radiant heat keeps things very comfortable. The full opening overhead door could provide extra vehicle protection if



required. Upstairs is fully developed and could be used as a guest suite, with living room, fridge micro wave and 3 piece bath. If you are looking for an acreage with and exceptional home, garage, grounds and shop this is it.

Built in 2023

Essential Information

MLS® #	A2236016
Price	\$925,000
Bedrooms	4
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	1,273
Acres	0.47
Year Built	2023
Type	Residential
Sub-Type	Detached
Style	Acreage with Residence, Bungalow
Status	Active

Community Information

Address	22 Sunnyside Road
Subdivision	NONE
City	Parkland Beach
County	Ponoka County
Province	Alberta
Postal Code	T0C 2J0

Amenities

Parking Spaces	4
Parking	Double Garage Attached
# of Garages	2

Interior

Interior Features	Breakfast Bar, High Ceilings, Laminate Counters, No Smoking Home, Open Floorplan, Pantry
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Appliances	Dishwasher, Electric Stove, Garage Control(s), Microwave, Tankless Water Heater, Washer/Dryer, Window Coverings
Heating	In Floor, Hot Water, Natural Gas, See Remarks
Cooling	None
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	Fire Pit, Garden, Private Entrance, Private Yard, Rain Gutters, Covered Courtyard
Lot Description	Few Trees, Front Yard, Fruit Trees/Shrub(s), Gentle Sloping, Landscaped, Lawn, Private, Rectangular Lot
Roof	Asphalt Shingle
Construction	ICFs (Insulated Concrete Forms), Vinyl Siding, Wood Frame, Silent Floor Joists
Foundation	ICF Block

Additional Information

Date Listed	July 2nd, 2025
Days on Market	26
Zoning	CR

Listing Details

Listing Office	Sutton Landmark Realty
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