

# \$785,000 - 30, 28342 Township Road 384, Rural Red Deer County

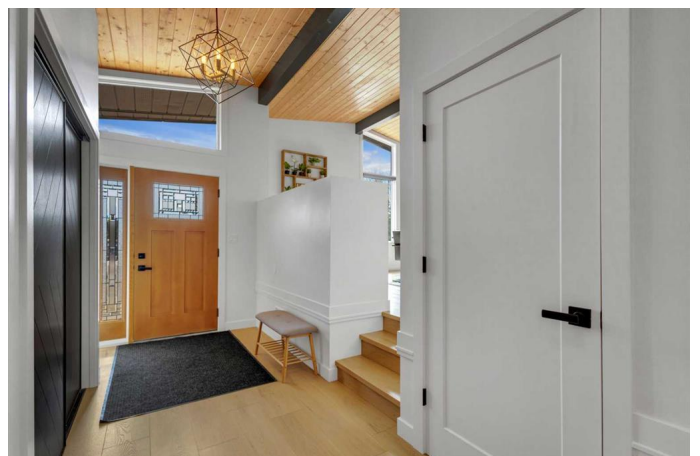
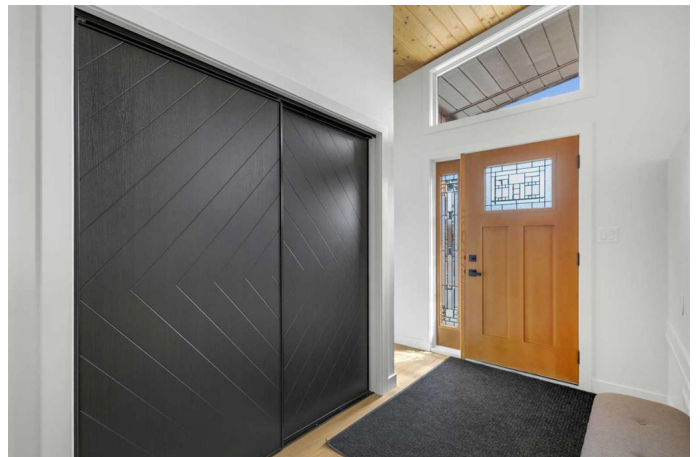
MLS® #A2209909

**\$785,000**

4 Bedroom, 3.00 Bathroom, 1,493 sqft  
Residential on 1.58 Acres

Poplar Ridge, Rural Red Deer County, Alberta

**STUNNING RENOVATION | NO REAR NEIGHBOURS** ~ Welcome to your dream acreage in the highly sought-after community of Poplar Ridge, just minutes from Red Deer and Sylvan Lake. This beautifully transformed 4-bedroom, 3-bathroom BUNGALOW sits on a private pie-shaped 1.58 acre lot backing onto open farmland with no neighbours behind and room to build a future shop. ~ **RENOVATED IN 2022**, this home features a bright white designer kitchen with quartz countertops, full-height tile backsplash, black stainless steel appliances, and a large island with seatingâ€”perfect for cooking and entertaining. The dining area and living room are highlighted by a vaulted pine ceiling and cozy wood-burning fireplace, adding warmth and character to the open main living space. ~ The primary bedroom offers a spa-like 3-piece ensuite with quartz vanity, cozy heated floors and marble textured shower, plus a custom walk-in closet by Canadian Closet. A second main floor room works well as an office or guest space, and a stylish 2-piece powder room adds function. ~ The fully finished basement is ideal for teens or guests, featuring two large bedrooms, a new 4-piece bathroom, and a spacious rec room. All new flooring throughout: luxury vinyl plank in main areas and quality carpet in bedrooms and basement. ~ Even more extensive updates in 2022 include: furnace, hot water tank,



pressure tank, electrical-plumbing-septic brought up to code, new LED lighting and modern black fixtures throughout with contrasting white walls & finishing, PLUS UPGRADED WINDOWS (main level prior to purchase, basement in 2022). ~ Outside, enjoy the peaceful setting surrounded by mature trees, a west-facing backyard with space to garden or entertain, and a long driveway leading to a 40â€™ x 24â€™ triple car garage with two heated bays. ~ Located just minutes from Poplar Ridge Elementary School and highway access, this move-in-ready home offers a rare opportunity to own an updated acreage in a truly unbeatable location. ~ Don't miss your chance to enjoy the privacy, style, and space this stunning property has to offer!

Built in 1980

### Essential Information

|                |                                  |
|----------------|----------------------------------|
| MLS® #         | A2209909                         |
| Price          | \$785,000                        |
| Bedrooms       | 4                                |
| Bathrooms      | 3.00                             |
| Full Baths     | 2                                |
| Half Baths     | 1                                |
| Square Footage | 1,493                            |
| Acres          | 1.58                             |
| Year Built     | 1980                             |
| Type           | Residential                      |
| Sub-Type       | Detached                         |
| Style          | Acreage with Residence, Bungalow |
| Status         | Active                           |

### Community Information

|             |                             |
|-------------|-----------------------------|
| Address     | 30, 28342 Township Road 384 |
| Subdivision | Poplar Ridge                |
| City        | Rural Red Deer County       |

|             |                 |
|-------------|-----------------|
| County      | Red Deer County |
| Province    | Alberta         |
| Postal Code | T4S 2B6         |

### **Amenities**

|                |   |
|----------------|---|
| Parking Spaces | 6   |
| Parking        | Driveway, Heated Garage, Insulated, Triple Garage Attached, Asphalt |
| # of Garages   | 3   |

### **Interior**

|                   |  |
|-------------------|--|
| Interior Features | Closet Organizers, Kitchen Island, Pantry, Quartz Counters, Recessed Lighting, Storage, Vaulted Ceiling(s) |
| Appliances        | See Remarks  |
| Heating           | Forced Air, Natural Gas  |
| Cooling           | None   |
| Fireplace         | Yes  |
| # of Fireplaces   | 1  |
| Fireplaces        | Living Room, Wood Burning  |
| Has Basement      | Yes  |
| Basement          | Finished, Full   |

### **Exterior**

|                   |                            |
|-------------------|----------------------------|
| Exterior Features | Other                      |
| Lot Description   | Many Trees, Pie Shaped Lot |
| Roof              | Asphalt Shingle            |
| Construction      | Wood Frame                 |
| Foundation        | Wood                       |

### **Additional Information**

|                |                 |
|----------------|-----------------|
| Date Listed    | April 9th, 2025 |
| Days on Market | 12              |
| Zoning         | R-1             |

### **Listing Details**

|                |                        |
|----------------|------------------------|
| Listing Office | Greater Property Group |
|----------------|------------------------|

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