

\$1,999,900 - 107, 16044 258 Avenue E, Rural Foothills County

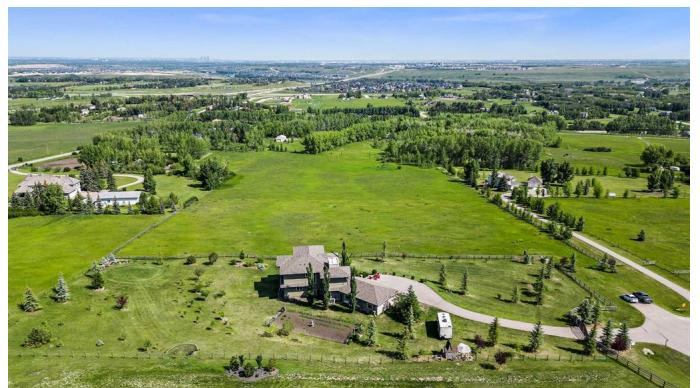
MLS® #A2048571

\$1,999,900

6 Bedroom, 6.00 Bathroom, 3,875 sqft
Residential on 2.00 Acres

NONE, Rural Foothills County, Alberta

**** PLEASE CLICK ON "Videos & Brochure" FOR 3D TOUR & DRONE VIDEO - OPEN HOUSE 24/7 **** Quite possibly the best view I have ever seen! This fully developed 2 storey masterpiece is 5 minutes to Calgary and is a "complete" acreage - nothing left to do! Stunning features include: 4 bedrooms upstairs EACH with their own en suite bathrooms, fully developed walkout basement with 2 more bedrooms, over 5400 sq ft of developed space, current owners worked hard at getting the landscaping to where it is today - over 200 trees & shrubs/ electric front gate/1 hole golf green with tee box, city quality grass/pet fence/firepit, in slab heated floors - garage & basement, wrap around concrete deck with electric sun screen, 3 fireplaces, central A/C, all exposed aggregate concrete, oversized/insulated/finished/heated triple garage, fenced garden, integrated sound/speakers throughout, paneled fridge/freezer in the fabulous chef's kitchen, laundry hook ups on main and upper floor and much much more! Location is unbeatable - 4 minutes to Deerfoot trail, 5 minutes to the edge of the city, easy access to Stoney Trail, 6 minutes to 2 schools (K-9) & Scott Seaman Arena, 10 minutes to Okotoks, 30 minutes to downtown - all this AND located on a super quiet cul- de-sac WITH NO GRAVEL TO DRIVE ON! Excellent layout - excellent location - OUTSTANDING VIEWS! YOU WILL



NOT BE DISAPPOINTED - THIS IS THE
TOTAL PACKAGE!

Built in 2013

Essential Information

MLS® #	A2048571
Price	\$1,999,900
Sold Price	\$1,950,000
Bedrooms	6
Bathrooms	6.00
Full Baths	5
Half Baths	1
Square Footage	3,875
Acres	2.00
Year Built	2013
Type	Residential
Sub-Type	Detached
Style	2 Storey, Acreage with Residence
Status	Sold

Community Information

Address	107, 16044 258 Avenue E
Subdivision	NONE
City	Rural Foothills County
County	Foothills County
Province	Alberta
Postal Code	T1S 4E9

Amenities

Utilities	Electricity Connected, Natural Gas Connected, Phone Connected, See Remarks
Parking Spaces	12
Parking	Asphalt, Driveway, Electric Gate, Heated Garage, Insulated, Oversized, Paved, RV Access/Parking, Triple Garage Attached

Interior

Interior Features	Central Vacuum, Closet Organizers, Double Vanity, High Ceilings, Kitchen Island, No Smoking Home, Open Floorplan, Pantry, See
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Appliances	Remarks, Stone Counters, Walk-In Closet(s), Wet Bar, Wired for Sound Bar Fridge, Built-In Freezer, Built-In Refrigerator, Central Air Conditioner, Dishwasher, Dryer, Garage Control(s), Gas Stove, Microwave, Range Hood, Warming Drawer, Washer, Window Coverings
Heating	In Floor, Forced Air, Natural Gas, See Remarks
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	3
Fireplaces	Basement, Family Room, Gas, Mantle
Has Basement	Yes
Basement	Finished, Walk-Out

Exterior

Exterior Features	Fire Pit, Rain Gutters
Lot Description	Cul-De-Sac, Fruit Trees/Shrub(s), Lawn, Landscaped, Many Trees, Rectangular Lot, Views
Roof	Asphalt Shingle
Construction	Concrete, Stone, Stucco, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	May 19th, 2023
Date Sold	March 3rd, 2024
Days on Market	289
Zoning	CRA
HOA Fees	0.00

Listing Details

Listing Office	RE/MAX LANDAN REAL ESTATE
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