

\$2,200,000 - 16139 Highway 552 W, Rural Foothills County

MLS® #A2066400

\$2,200,000

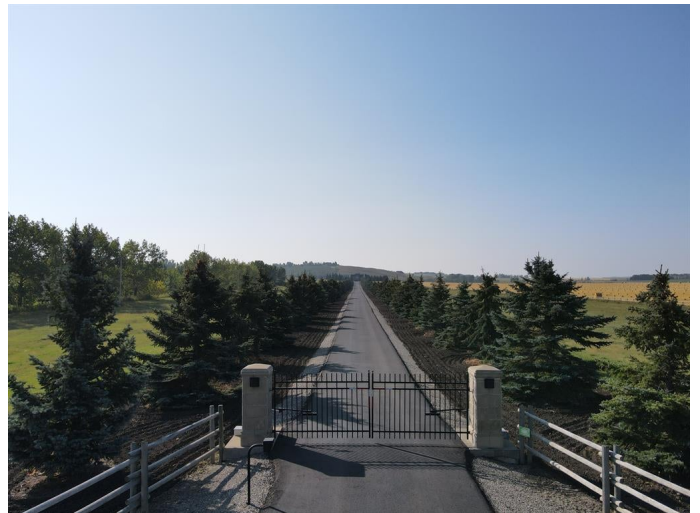
3 Bedroom, 4.00 Bathroom, 2,883 sqft
Residential on 19.88 Acres

NONE, Rural Foothills County, Alberta

Once in a generation does a spectacular legacy property come available. Situated on 19.88 private acres and tucked discreetly behind a gated entrance, seclusion and tranquility await the lucky new owners. Mature trees line the drive winding your eye past the views of the countryside to the grand estate ahead.

Southern sunshine cascades across the flat land, over the outdoor fireplace area to the front entrance creating the ideal backdrop for horses, a garden oasis, or family gathering space.

With over 4000 total developed square feet, this elegant bungalow draws you in starting with a stunning open foyer with barrel arched ceiling and hand painted fresco. Thoughtfully designed to offer effortless entertaining, the whole home is a fusion of timeless traditional styling with modern cues. Begin mornings in the chef's kitchen featuring high end Wolf and Miele appliances, full stone back splash, and central island, all blending out to the spacious veranda with beautiful countryside views that change seasonally. Wrap up your evenings soaking in the private hot tub under the tranquil night skies or escape to the the primary bedroom retreat for a relaxing evening. Enjoy a glass of wine beside the double-sided fireplace and relax surrounded by luxury finishes in the gorgeous ensuite with heated travertine tile floors and focal soaker



tub.

The lower level with open rec room, bar, and third bedroom is quite spacious and perfectly suited for additional family or friends to enjoy, with the ample room to expand or develop to suit your needs.

This tremendously private land coupled with the huge workshop, frames the perfect backdrop for a hobbyist who is looking for an equestrian setting, a hobby shop, or on-site storage for recreation vehicles away from the hustle and bustle of a growing city. This extraordinary property borders the city limits, offering the perfect investment for the discerning buyer interested in having a country-quiet, yet city close acreage lifestyle with all the luxuries.

This is truly a lifestyle of elegance, privacy, and enduring value.

Please view the video and the additional brochure link.

Built in 2000

Essential Information

MLS® #	A2066400
Price	\$2,200,000
Sold Price	\$2,010,000
Bedrooms	3
Bathrooms	4.00
Full Baths	2
Half Baths	2
Square Footage	2,883
Acres	19.88
Year Built	2000
Type	Residential
Sub-Type	Detached
Style	Acreage with Residence, Bungalow
Status	Sold

Community Information

Address	16139 Highway 552 W
Subdivision	NONE
City	Rural Foothills County
County	Foothills County
Province	Alberta
Postal Code	T0L 0X0

Amenities

Parking Spaces	6
Parking	Electric Gate, Heated Garage, Insulated, Oversized, Quad or More Detached, Triple Garage Attached

Interior

Interior Features	Bar, Chandelier, Crown Molding, Granite Counters, High Ceilings, No Animal Home, No Smoking Home, Open Floorplan, Recessed Lighting, See Remarks
Appliances	Built-In Electric Range, Built-In Oven, Built-In Refrigerator, Central Air Conditioner, Dishwasher, Dryer, Electric Cooktop, Garage Control(s), Range Hood, Window Coverings
Heating	Forced Air, Radiant
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	4
Fireplaces	Gas, Living Room, Master Bedroom, Recreation Room
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	Other
Lot Description	Low Maintenance Landscape, Rectangular Lot, Treed
Roof	Asphalt Shingle
Construction	Stucco
Foundation	Poured Concrete

Additional Information

Date Listed	July 19th, 2023
Date Sold	November 3rd, 2023
Days on Market	107
Zoning	A
HOA Fees	0.00

Listing Details

Listing Office SOTHEBY'S INTERNATIONAL REALTY CANADA

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