

\$795,000 - 16030 496 Avenue E, Rural Foothills County

MLS® #A2080702

\$795,000

3 Bedroom, 3.00 Bathroom, 1,403 sqft

Residential on 7.02 Acres

Tongue Creek Estates, Rural Foothills County,
Alberta

Located close to Okotoks and High River, this 7 acre property has beautiful MOUNTAIN VIEWS and a well designed custom built, walk-out bungalow with an oversized attached garage and a separate heated workshop (24 x 30). The BRIGHT, open concept main level hosts 2 bedrooms, a spacious kitchen with hickory cabinets, a large island, pantry and a gas stove. The living room features large picture windows bringing in natural light all day long and displaying the majestic views with stunning sunsets. The owners suite easily accommodates a king sized bed, has an ensuite with a shower and soaker tub, a walk-in closet and sliding doors out to the west facing deck. The fully finished walk-out basement is very well designed. A large bedroom and 3 piece bathroom, as well as a recreation room with huge windows and great storage complete this level. A seperate entrance leads to a concrete lower deck area.

In the cooler months, enjoy the in-floor heat on the lower level. Great outdoor spaces with a large SW facing deck (w/gas line for BBQ), room for a garden, chicken coop, bee hives, donkeys or whatever country dreams you have... The shop is set up with air compressor lines and workbenches, 220V for your welder or table saw. Next to the shop, invite guests to pull in with their RV and hook up. Great, quiet neighbours with a convenient location for a quick commute to the city.



Built in 2002

Essential Information

MLS® #	A2080702
Price	\$795,000
Sold Price	\$767,000
Bedrooms	3
Bathrooms	3.00
Full Baths	3
Square Footage	1,403
Acres	7.02
Year Built	2002
Type	Residential
Sub-Type	Detached
Style	Acreage with Residence, Bungalow
Status	Sold

Community Information

Address	16030 496 Avenue E
Subdivision	Tongue Creek Estates
City	Rural Foothills County
County	Foothills County
Province	Alberta
Postal Code	T1V 1N1

Amenities

Parking Spaces	8
Parking	220 Volt Wiring, Double Garage Attached, Insulated, Oversized, RV Access/Parking

Interior

Interior Features	Built-in Features, Ceiling Fan(s), Central Vacuum, High Ceilings, Kitchen Island, No Smoking Home, Open Floorplan, Pantry, Recessed Lighting, Soaking Tub, Storage, Vinyl Windows, Walk-In Closet(s)
Appliances	Dishwasher, Gas Stove, Microwave Hood Fan, Refrigerator, Washer/Dryer, Window Coverings
Heating	In Floor, Forced Air
Cooling	None
Has Basement	Yes
Basement	Finished, Walk-Out

Exterior

Exterior Features	RV Hookup
Lot Description	Cul-De-Sac, Lawn, Low Maintenance Landscape, No Neighbours Behind, Yard Drainage, Views
Roof	Asphalt Shingle
Construction	Vinyl Siding
Foundation	Poured Concrete

Additional Information

Date Listed	September 14th, 2023
Date Sold	October 24th, 2023
Days on Market	40
Zoning	CR
HOA Fees	0.00

Listing Details

Listing Office	CENTURY 21 FOOTHILLS REAL ESTATE
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