

\$760,000 - 42 Wolf Drive, Rural Rocky View County

MLS® #A2083913

\$760,000

5 Bedroom, 4.00 Bathroom, 2,164 sqft

Residential on 0.35 Acres

Redwood Meadows, Rural Rocky View County, Alberta

Discover the perfect blend of country living and city convenience just a short 15-minute drive from the city limits. Nestled on a tranquil cul-de-sac and bordered by the lush expanse of the Redwood Meadows golf course, this home offers an exceptional lifestyle. With a total of 5 bedrooms and 3.5 bathrooms this well laid out design provides space for a large family or perhaps multiple work from home spaces. Step into the welcoming vaulted living room adorned with beautiful hardwood floors, adjacent to a versatile dining area (currently utilized as a den). The spacious, modernized kitchen is a culinary haven, plenty of cabinets, elegant granite countertops, stainless steel appliances, and an abundance of natural light streaming in through numerous windows. Adjacent to the kitchen, a cozy sunken family room awaits, complete with a wood-burning fireplace and tasteful built-in shelving. Enjoy the sun-drenched, south-facing private backyard, featuring a charming garden area and an expansive deck – an ideal spot for tranquil stargazing nights. Ascending to the upper level, you'll find a generously-sized primary suite that includes a well-appointed 4-piece ensuite and a private patio, offering a serene retreat. Two additional spacious bedrooms and a full bathroom complete the upper floor. The basement has been thoughtfully developed, boasting larger windows that flood the space with natural light. Here, you'll discover a versatile recreation



room, two extra bedrooms, a contemporary 3-piece bathroom with heated floor, and ample storage options. This lovely move in ready Redwood property seamlessly combines the serenity of a country community with easy access to city amenities, making it a great place to call home.

Built in 1981

Essential Information

MLS® #	A2083913
Price	\$760,000
Sold Price	\$745,000
Bedrooms	5
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	2,164
Acres	0.35
Year Built	1981
Type	Residential
Sub-Type	Detached
Style	2 Storey Split
Status	Sold

Community Information

Address	42 Wolf Drive
Subdivision	Redwood Meadows
City	Rural Rocky View County
County	Rocky View County
Province	Alberta
Postal Code	T3Z 1A3

Amenities

Parking Spaces	4
Parking	Double Garage Attached

Interior

Interior Features	Vaulted Ceiling(s)
Appliances	Dishwasher, Dryer, Garage Control(s), Gas Stove, Refrigerator, Washer, Window Coverings
Heating	Forced Air, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Living Room, Wood Burning
Has Basement	Yes
Basement	Full, Partially Finished

Exterior

Exterior Features	Fire Pit
Lot Description	Cul-De-Sac, Garden, Irregular Lot, Treed
Roof	Asphalt Shingle
Construction	Stone, Wood Frame, Wood Siding
Foundation	Poured Concrete

Additional Information

Date Listed	September 29th, 2023
Date Sold	February 10th, 2024
Days on Market	134
Zoning	R-1
HOA Fees	0.00

Listing Details

Listing Office	CENTURY 21 BAMBER REALTY LTD.
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