

\$1,100,000 - 64073 296 Avenue E, Rural Foothills County

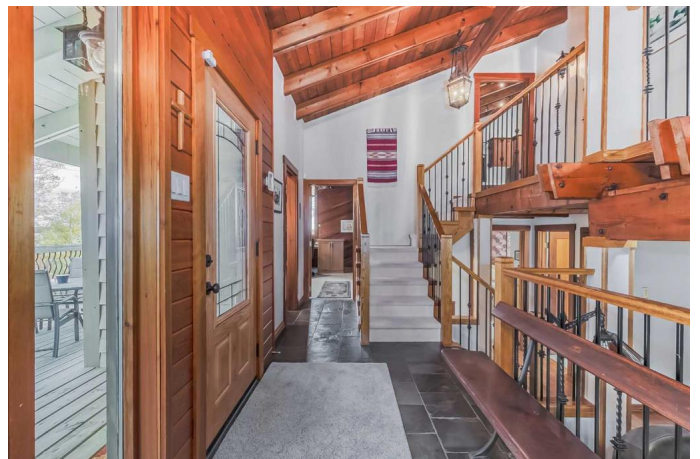
MLS® #A2087512

\$1,100,000

4 Bedroom, 2.00 Bathroom, 2,470 sqft
Residential on 4.00 Acres

N/A, Rural Foothills County, Alberta

*See virtual tour*An amazing oasis! This property is breathtakingly beautiful offering 4 acres of heavily wooded land with beautiful views of the rolling Foothills and the surrounding countryside. From 296 Ave, enter through the private gated driveway. Coming up to the house, on the right is an incredible ~50' x 30' triple garage with heat and water and an office. Better than most mechanics shops, this wonderful building is an excellent facility to store or work on vehicles. Going up to the residence, there is another oversized double detached garage! The home itself is nestled among the aspens and has been lovingly renovated, showing true pride of ownership. Offering open beam construction, plenty of large, south facing windows, and airy vaulted ceilings, enjoy all the comforts of home while doubling as your private get-away retreat! There are a total of 4 bedrooms plus a den. The master suite occupies the entire upper floor boasting an incredible 5 pce spa-like bath, plus the most incredible wardrobe room with extensive built-ins! In addition, there are 3 fireplaces ideally placed throughout the home. There have been many updates to the home that must be seen to be appreciated including the deluxe full bath on the main floor. Outside, the property is absolutely beautiful! Enjoy the manicured grounds, patios, walkways and the multiple storage sheds. Walk your own private trails



that meander through the aspens. From this amazing location, Heritage Heights School is just minutes away as is Okotoks and Calgary. You will fall in love with this country estate! Call to book your private viewing before it's gone.

Built in 1978

Essential Information

MLS® #	A2087512
Price	\$1,100,000
Sold Price	\$1,075,000
Bedrooms	4
Bathrooms	2.00
Full Baths	2
Square Footage	2,470
Acres	4.00
Year Built	1978
Type	Residential
Sub-Type	Detached
Style	4 Level Split, Acreage with Residence
Status	Sold

Community Information

Address	64073 296 Avenue E
Subdivision	N/A
City	Rural Foothills County
County	Foothills County
Province	Alberta
Postal Code	T1S 4P9

Amenities

Parking Spaces	5
Parking	Double Garage Detached

Interior

Interior Features	Beamed Ceilings, Bookcases, Built-in Features, High Ceilings, Natural Woodwork
-------------------	--

Appliances	Dishwasher, Electric Range, Refrigerator
Heating	Forced Air, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	3
Fireplaces	Gas, Gas Log, Wood Burning
Has Basement	Yes
Basement	Finished, Partial

Exterior

Exterior Features	Private Entrance, Private Yard, Rain Barrel/Cistern(s), Storage
Lot Description	Landscaped, Private, Treed
Roof	Cedar Shake
Construction	Cedar, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	October 14th, 2023
Date Sold	October 26th, 2023
Days on Market	12
Zoning	CR
HOA Fees	0.00

Listing Details

Listing Office	RE/MAX HOUSE OF REAL ESTATE
----------------	-----------------------------

Data is supplied by Pillar 9â„¢ MLSÂ® System. Pillar 9â„¢ is the owner of the copyright in its MLSÂ® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLSÂ®, Multiple Listing ServiceÂ® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.