

\$2,049,500 - 246 Artists View Way, Rural Rocky View County

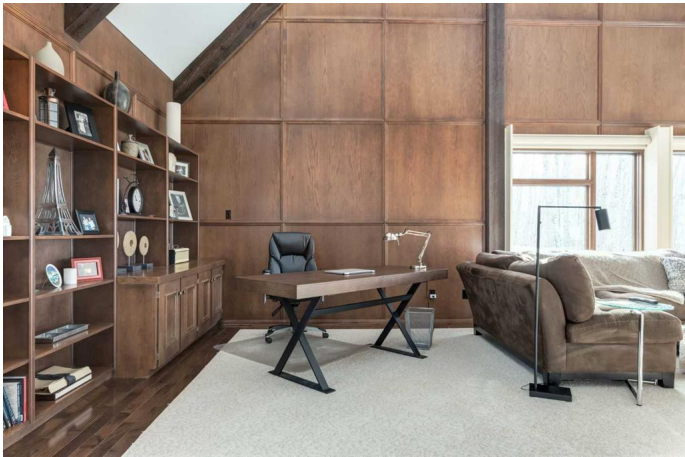
MLS® #A2110364

\$2,049,500

4 Bedroom, 4.00 Bathroom, 3,440 sqft
Residential on 2.00 Acres

Artist View Park W, Rural Rocky View County,
Alberta

An exceptional property boasting expansive Rocky Mountain vistas. This home spans over 6000 sq. ft. across three renovated levels, offering 4 bedrooms with a possibility for a fifth, making it perfect for family life. It includes formal spaces for hosting and secluded spots for relaxation. The spacious living and dining areas feature soaring 25ft ceilings with open beams and a dual-sided gas fireplace. The kitchen is outfitted with granite countertops, a sizeable island, and premium appliances. The walkout level is fully finished, hosting a soundproof media room, a large family area, a bedroom, a steam shower-equipped bathroom, laundry, hobby space, and ample storage. Additional highlights include a heated, oversized triple garage, private, low maintenance landscaped surroundings, integrated high speed wiring, security and audio system, all just a 5-minute drive from local amenities, schools, and offering easy access to both outdoor adventures and city life.



Built in 1975

Essential Information

MLS® #	A2110364
Price	\$2,049,500
Sold Price	\$2,025,000

Bedrooms	4
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	3,440
Acres	2.00
Year Built	1975
Type	Residential
Sub-Type	Detached
Style	2 Storey Split, Acreage with Residence
Status	Sold

Community Information

Address	246 Artists View Way
Subdivision	Artist View Park W
City	Rural Rocky View County
County	Rocky View County
Province	Alberta
Postal Code	T3Z 3N1

Amenities

Parking Spaces	9
Parking	Triple Garage Detached

Interior

Interior Features	Bookcases, Built-in Features, Double Vanity, High Ceilings, Kitchen Island, Storage, Vaulted Ceiling(s), Walk-In Closet(s)
Appliances	None
Heating	Forced Air
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Brick Facing, Double Sided, Gas, Mantle
Has Basement	Yes
Basement	Finished, Full, Walk-Out

Exterior

Exterior Features	Lighting
Lot Description	Many Trees, Private, Views

Roof	Cedar Shake
Construction	Wood Frame, Wood Siding
Foundation	Poured Concrete

Additional Information

Date Listed	February 29th, 2024
Date Sold	March 14th, 2024
Days on Market	14
Zoning	R1
HOA Fees	0.00

Listing Details

Listing Office	RE/MAX House of Real Estate
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