

\$685,000 - 1046 Harmony Parade, Rural Rocky View County

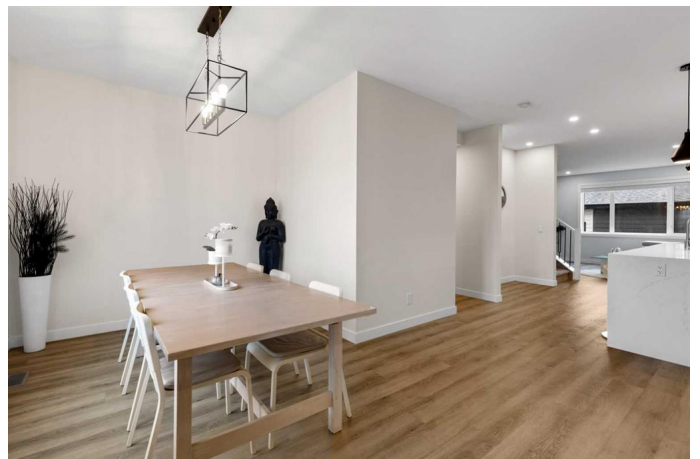
MLS® #A2115010

\$685,000

3 Bedroom, 3.00 Bathroom, 1,784 sqft
Residential on 0.05 Acres

Harmony, Rural Rocky View County, Alberta

OPEN HOUSE CANCELLED - NOW PENDING! Absolutely Stunning Lake Community Living. Welcome to Harmony, an exclusive lake community that offers the perfect blend of luxury and tranquility. This townhome is the epitome of comfortable and convenient living, and the best part? No condo fees! Harmony is proudly serviced by the outstanding Springbank School system, ensuring your children receive a top-notch education. Nestled in the lap of luxury, this property offers a lifestyle like no other. With its incredible amenities and a man-made lake exclusive to residents, you'll feel like you're on vacation every day. In the summer, enjoy swimming, paddle boarding, and in the winter, take in the magic of ice skating on your very own private lake. For those who love golf, Harmony boasts the spectacular Michelson Golf Course, suitable for all skill levels. The recent approval of a Costco and a charming retail area featuring a bistro and a delightful coffee and wine shop means that convenience is right at your doorstep. This 2-story townhouse is a masterpiece of design and functionality. The main floor features the kitchen with stunning granite countertops which is perfect for both cooking and entertaining & top of the line stainless steel appliances, a spacious living area that features an electric fireplace creating a cozy atmosphere for relaxing with loved ones,



dining area & a 2pc bath. The upper level features the 3 bedrooms & there is a spa-like master ensuite offers a private retreat to rejuvenate your senses after a long day. Say goodbye to tedious yard work as this property features no-maintenance landscaping, allowing you more time to enjoy the community's numerous amenities. Conveniently located across from a large park and a pathway system, you'll enjoy outdoor adventures and leisurely strolls in a serene natural setting. Opportunities like this are truly rare, offering an enviable lifestyle that combines modern convenience with the tranquility of nature. Whether you're a young family seeking a welcoming community or a professional looking for a retreat from the city's hustle and bustle, this home in Harmony has it all. Don't miss the chance to make this dream-like property your own. Embrace the unique lifestyle that the prestigious Harmony community has to offer and seize this rare offering before it's gone. Experience the unparalleled harmony of life in this remarkable community!

Built in 2022

Essential Information

MLS® #	A2115010
Price	\$685,000
Sold Price	\$680,000
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,784
Acres	0.05
Year Built	2022
Type	Residential
Sub-Type	Row/Townhouse

Style	2 Storey
Status	Sold

Community Information

Address	1046 Harmony Parade
Subdivision	Harmony
City	Rural Rocky View County
County	Rocky View County
Province	Alberta
Postal Code	T3Z 0H1

Amenities

Amenities	Clubhouse, Recreation Facilities
Parking Spaces	2
Parking	Double Garage Detached

Interior

Interior Features	Closet Organizers, Double Vanity, High Ceilings, Kitchen Island, No Smoking Home, Recessed Lighting
Appliances	Built-In Oven, Dishwasher, Dryer, Gas Range, Microwave, Refrigerator, Washer, Window Coverings
Heating	Forced Air, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Electric
Has Basement	Yes
Basement	Full, Unfinished

Exterior

Exterior Features	Other
Lot Description	Back Lane, Landscaped
Roof	Asphalt Shingle
Construction	Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	March 14th, 2024
Date Sold	April 6th, 2024

Days on Market	23
Zoning	R2
HOA Fees	137.00
HOA Fees Freq.	MON

Listing Details

Listing Office RE/MAX Real Estate (Mountain View)

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