

\$749,000 - 64235 266 Avenue E, Rural Foothills County

MLS® #A2115157

\$749,000

3 Bedroom, 1.00 Bathroom, 1,078 sqft
Residential on 5.01 Acres

NONE, Rural Foothills County, Alberta

Have you always dreamed of living on an acreage with your horses? Do you still need to be close to Calgary for work? Do you have a modest budget? This could be the home for you! Welcome to this newly subdivided 5 acre parcel with a 1,078 sqft bungalow and triple car garage. Located only a short 15 minute drive from South Health Campus, but once you are out in the fields and rolling hills, it feels miles and miles away. The home is a modest bungalow that was moved onto the property from Mount Royal in 1994. The nice open family room and dining room area feature large west facing windows for a great view, and an electric fireplace. The central kitchen is conveniently located with access to the front hall, back door, and dining room, and appointed with a window overlooking the yard. Originally a 3 bedroom home, one wall was removed (and could easily be put back in) to create a larger primary bedroom, and now a 2 bedroom home. The main floor is completed with a 4-piece bathroom. An unfinished basement offers so much potential with another 1,078 sqft of useable space. There is also an entrance on this level at grade for easy access to the backyard and fire pit. The triple car garage provides plenty of space for parking, storage and tinkering. Surrounded by 5 acres of beauty, space and unlimited possibility. Property being sold as is. If this is your dream, book a showing with your favourite agent right now!



Essential Information

MLS® #	A2115157
Price	\$749,000
Sold Price	\$759,000
Bedrooms	3
Bathrooms	1.00
Full Baths	1
Square Footage	1,078
Acres	5.01
Type	Residential
Sub-Type	Detached
Style	Acreage with Residence, Bungalow
Status	Sold

Community Information

Address	64235 266 Avenue E
Subdivision	NONE
City	Rural Foothills County
County	Foothills County
Province	Alberta
Postal Code	T1S 4L9

Amenities

Parking	Triple Garage Detached
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Interior

Interior Features	See Remarks
Appliances	Dishwasher, Dryer, Refrigerator, Washer
Heating	Forced Air
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Electric
Has Basement	Yes
Basement	Separate/Exterior Entry, Full, Walk-Out

Exterior

Exterior Features	BBQ gas line, Fire Pit, Uncovered Courtyard
Lot Description	Few Trees, Gentle Sloping

Roof	Asphalt Shingle
Construction	Vinyl Siding, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	March 15th, 2024
Date Sold	May 19th, 2024
Days on Market	65
Zoning	CR - Country Residential
HOA Fees	0.00

Listing Details

Listing Office	CIR Realty
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