

\$1,445,000 - 482079 Highway 783, Rural Foothills County

MLS® #A2119929

\$1,445,000

4 Bedroom, 4.00 Bathroom, 1,906 sqft
Residential on 12.99 Acres

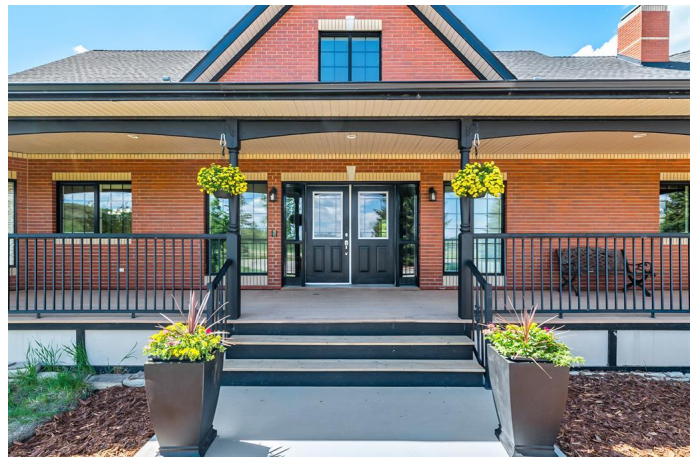
NONE, Rural Foothills County, Alberta

Nestled in a picture perfect coulee is this gorgeous walk out bungalow sitting on 13 acres and just minutes to town! Sip your morning coffee as you stroll on your wrap around covered deck, past the stunning brickwork and around the back while the birds sing above the creek and the deer graze on the valley bottom. The neighbors are far away so you can absorb the moment alone.

Friends and family will appreciate that the long paved drive reaches all the way to the main road and everyone will love the large gathering outdoor area under the large covered deck. Kids will love catching frogs and playing along the creek in the backyard.

Inside, the large windows and the tall ceilings frame stunning views of the coulee from everywhere. For owners or guests with mobility issues, use the spacious elevator to visit the downstairs walkout level where the warm heated floor makes it cozy and comfortable. A fire sprinkler system installed throughout the home will keep your family safe.

In the oversized triple garage the floors are also heated throughout and the large space would welcome a couple of those extra special cars. A fourth connected bay, that also has a heated floor, makes a generously large office



but could be used for any of your needs. Above the garage is an additional large bonus area that could be developed into an artist space or hobby area, exercise room or whatever your needs are. The fourth bay and bonus room above the garage are not included in the square footage of the home.

A paved drive leads to a large heated shop/barn. Lots of room for those car restoration projects you always wanted to start, or that commercial quality workshop youâ€™ve always wanted to have. The flatwork is unbelievably laser flat and smooth. Your horses and tack have lots of room here too, in a separate part of the same building. Live your dream today and grow old in your forever home.

Built in 2003

Essential Information

MLS® #	A2119929
Price	\$1,445,000
Sold Price	\$1,445,000
Bedrooms	4
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	1,906
Acres	12.99
Year Built	2003
Type	Residential
Sub-Type	Detached
Style	Acreage with Residence, Bungalow
Status	Sold

Community Information

Address	482079 Highway 783
Subdivision	NONE

City	Rural Foothills County
County	Foothills County
Province	Alberta
Postal Code	T1S 1A9

Amenities

Parking	220 Volt Wiring, Asphalt, Driveway, Garage Door Opener, Gated, Heated Garage, Insulated, Oversized, Quad or More Detached, See Remarks, Triple Garage Attached
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Interior

Interior Features	Breakfast Bar, Ceiling Fan(s), Central Vacuum, Closet Organizers, Elevator, High Ceilings, Jetted Tub, Kitchen Island, No Smoking Home, Open Floorplan, Pantry, Storage, Vaulted Ceiling(s), Walk-In Closet(s)
Appliances	Built-In Oven, Dishwasher, Dryer, Electric Cooktop, Microwave, Refrigerator, Washer, Water Conditioner, Window Coverings
Heating	In Floor, Forced Air, Natural Gas, See Remarks
Cooling	None
Fireplace	Yes
# of Fireplaces	2
Fireplaces	Bedroom, Gas, Great Room, Mantle, Stone
Has Basement	Yes
Basement	Finished, Full, Walk-Out

Exterior

Exterior Features	Barbecue, Private Yard, Storage
Lot Description	Creek/River/Stream/Pond, Gazebo, Seasonal Water, Pasture, Paved, Private, Rectangular Lot, Views
Roof	Asphalt Shingle
Construction	Brick, Vinyl Siding, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	April 11th, 2024
Date Sold	April 23rd, 2024
Days on Market	12
Zoning	CR
HOA Fees	0.00

Listing Details

Listing Office

Century 21 Foothills Real Estate

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