

\$1,575,000 - 2065 274 Avenue E, Rural Foothills County

MLS® #A2123347

\$1,575,000

4 Bedroom, 3.00 Bathroom, 1,899 sqft

Residential on 5.50 Acres

NONE, Rural Foothills County, Alberta

Indulge in this extraordinary executive bungalow, where luxury meets charm across a sprawling 3564 square feet of living space. Situated on 5.5 acres of equestrian paradise, framed by a majestic mountain view and an entrance that commands attention, can you resist the allure of calling this masterpiece home? 8 Minutes to Okotoks, 10 Minutes to Calgary, it's a perfect fit for all!

Step onto the porch, a prelude to the opulence that awaits within. The foyer, adorned with lofty ceilings and tiled floors, bids you welcome. As you venture further, be captivated by the open-concept living area, a symphony of oak hardwood floors, vaulted ceilings, and the harmonious melody of built-in speakers. Revel in the warmth of three inviting fireplaces, one being wood burning.

Discover a kitchen fit for a maestro. Equipped with a gas stove, walk-thru pantry, and double wall ovens, it promises to elevate culinary endeavours to an art form. Granite counters gleam beneath the soft glow of pendant lights, while a convenient island beckons gatherings. To the master retreat, a sanctuary of indulgence. Here, a corner fireplace sets a romantic ambiance, while balcony access invites you to savour moments or jump into the hot tub of serenity amidst breathtaking views. Immerse yourself in the lavish embrace of the spa-like ensuite, where a double vanity, soaker tub, and walk-in steam shower await to cocoon you in luxury.

As the day wanes, retreat to the fully finished



basement, where entertainment reigns supreme. A large family room, adorned with yet another brick fireplace, sets the stage for gatherings. Raise a glass at the wet bar or grab a bottle from the wine cellar. Have your favourite show on the massive projector. Down here you will also find three more bedrooms, served by a four-piece bathroom. Step up from the basement with a private entrance to the garage.

The Garage is a true treat with option of heated floors or overhead forced air and all options a garage enthusiast wants. 39.6â€™™ wide by 23.3â€™™ deep you have the space for your hobbies!

With its upgraded features and abundant space for living and leisure, this residence epitomizes unparalleled value. Seize the opportunity to make it yours, and elevate your lifestyle to unparalleled heights of sophistication and indulgence. Great well with an in ground 1000 gal cistern + over sized septic if you want to see a mechanical room that is done correct check this place out!

Built in 2007

Essential Information

MLS® #	A2123347
Price	\$1,575,000
Sold Price	\$1,600,000
Bedrooms	4
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,899
Acres	5.50
Year Built	2007
Type	Residential
Sub-Type	Detached
Style	Acreage with Residence, Bungalow

Status Sold

Community Information

Address 2065 274 Avenue E
Subdivision NONE
City Rural Foothills County
County Foothills County
Province Alberta
Postal Code T1S 5M9

Amenities

Parking 220 Volt Wiring, Asphalt, Driveway, Electric Gate, Heated Garage, Paved, Triple Garage Attached

Interior

Interior Features Bar, Built-in Features, Central Vacuum, Double Vanity, Granite Counters, High Ceilings, Kitchen Island, Open Floorplan, Pantry, Separate Entrance, Storage, Vaulted Ceiling(s), Walk-In Closet(s), Wired for Sound
Appliances Bar Fridge, Built-In Oven, Dishwasher, Gas Stove, Microwave, Range Hood, Refrigerator, Washer/Dryer, Window Coverings
Heating In Floor, Forced Air, Natural Gas
Cooling Central Air
Fireplace Yes
of Fireplaces 3
Fireplaces Bedroom, Brick Facing, Family Room, Gas, Living Room, Mantle, Stone, Wood Burning
Has Basement Yes
Basement Finished, Full

Exterior

Exterior Features Balcony, Fire Pit, Lighting, RV Hookup, Storage
Lot Description Back Yard, Landscaped, Many Trees, Private
Roof Asphalt Shingle
Construction Concrete, Mixed, Stucco, Wood Frame
Foundation Poured Concrete

Additional Information

Date Listed April 16th, 2024
Date Sold April 23rd, 2024

Days on Market	6
Zoning	CR
HOA Fees	0.00

Listing Details

Listing Office RE/MAX Complete Realty

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