

\$1,300,000 - 100, 418016 48 Street W, Rural Foothills County

MLS® #A2167083

\$1,300,000

5 Bedroom, 4.00 Bathroom, 2,234 sqft
Residential on 3.21 Acres

NONE, Rural Foothills County, Alberta

OPEN HOUSE SATURDAY SEPT 28, 12:30-4pm. This sounds like an incredible property! Great curb appeal from this raised bungalow style, with its high ceilings and open concept, creates a spacious and airy atmosphere. The modern kitchen with upscale stainless appliances (Bosch Dishwasher, Induction stovetop and convection oven plus lower warming oven) and quartz countertop on the island, along with the large walk-in pantry, must be perfect for someone who enjoys cooking and entertaining. The expansive windows offers stunning mountain views to the west making the great room a wonderful area to relax in. French door leads out to an oversized deck ideal for all your family gatherings outside. Over 4,000 sq. ft. of developed space provides plenty of room for a growing family or hosting guests, and the primary suite with a spa-like ensuite and large walk-in closet is so luxurious. The additional 2 bedrooms and thoughtfully planned lower level, complete with an expansive rec room complete with wet bar, media room, another 2 additional bedrooms, one with an ensuite, and plus guest bathroom offer even more living space and convenience.

The ICF foundation is a great feature too, providing enhanced insulation and lowering energy costs. And the 30' x 40' newly built



metal shop/garage sounds like a dream for anyone who needs ample storage or workspace for vehicles and projects. It's definitely a beautifully designed property with a great balance between luxury, functionality, and natural beauty. Are you considering making a move? This wonderful well planned home and property are well worth viewing !

Built in 2019

Essential Information

MLS® #	A2167083
Price	\$1,300,000
Sold Price	\$1,280,000
Bedrooms	5
Bathrooms	4.00
Full Baths	4
Square Footage	2,234
Acres	3.21
Year Built	2019
Type	Residential
Sub-Type	Detached
Style	Bungalow, Acreage with Residence
Status	Sold

Community Information

Address	100, 418016 48 Street W
Subdivision	NONE
City	Rural Foothills County
County	Foothills County
Province	Alberta
Postal Code	T1S 6A6

Amenities

Parking Spaces	6
Parking	Oversized, RV Access/Parking, Quad or More Detached, Workshop in Garage

Interior

Interior Features	High Ceilings, Kitchen Island, Open Floorplan, Pantry, Storage, Wet Bar
Appliances	Dishwasher, Microwave, Range Hood, Refrigerator, Washer/Dryer, Window Coverings, Convection Oven, Induction Cooktop, Warming Drawer
Heating	Forced Air, Natural Gas
Cooling	Central Air
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	Balcony, Storage
Lot Description	Landscaped, Rectangular Lot, Treed, Many Trees, Sloped Down, Views
Roof	Asphalt Shingle
Construction	Vinyl Siding, Wood Frame
Foundation	ICF Block

Additional Information

Date Listed	September 18th, 2024
Date Sold	October 19th, 2024
Days on Market	31
Zoning	CRA
HOA Fees	0.00

Listing Details

Listing Office	RE/MAX Complete Realty
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