

\$1,300,000 - 48154 354 Avenue W, Rural Foothills County

MLS® #A2168609

\$1,300,000

5 Bedroom, 4.00 Bathroom, 2,631 sqft
Residential on 5.00 Acres

NONE, Rural Foothills County, Alberta

Welcome to this stunning 5-bedroom, 3.5-bathroom walk-out bungalow set on a peaceful 5-acre lot surrounded by mature trees and offering an impressive 5,248.50 sqft of fully developed living space. This home features a triple oversized heated garage, perfect for your vehicles and storage needs.

Step inside and be greeted by the warmth of an interior stone feature wall in the living room, anchored by one of two wood-burning fireplaces. The open-concept design creates a seamless flow from the oversized kitchen and dining areas to the spacious living room, ideal for both family living and entertaining. From the front porch, kitchen windows, or the primary bedroom, soak in the breathtaking mountain views, or relax on the oversized back deck for an even more serene experience.

The fully developed basement is a dream, with in-floor heating throughout and rough-ins for a secondary kitchenette, offering endless possibilities for additional living space or a potential secondary suite would be subject to approval and permitting by the city/municipality. With two furnaces and two air conditioning units, comfort is assured in every season. The new roof, installed in 2022, ensures peace of mind for years to come.

For those seeking extra security, the property



is equipped with a security system that is ready for hookup. Whether you're looking for a peaceful retreat or a large family home, this property offers the perfect balance of nature and modern living.

Don't miss your opportunity to make this incredible property your own! Contact us today for a private viewing.

Built in 2002

Essential Information

MLS® #	A2168609
Price	\$1,300,000
Sold Price	\$1,275,000
Bedrooms	5
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	2,631
Acres	5.00
Year Built	2002
Type	Residential
Sub-Type	Detached
Style	Bungalow, Acreage with Residence
Status	Sold

Community Information

Address	48154 354 Avenue W
Subdivision	NONE
City	Rural Foothills County
County	Foothills County
Province	Alberta
Postal Code	T1S 1A2

Amenities

Parking	Triple Garage Attached
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Interior

Interior Features	Breakfast Bar, Central Vacuum, Closet Organizers, Double Vanity, High Ceilings, Kitchen Island, Laminate Counters, Open Floorplan, Separate Entrance, Vaulted Ceiling(s), Walk-In Closet(s)
Appliances	Central Air Conditioner, Dishwasher, Electric Stove, Microwave, Refrigerator, Washer/Dryer, Window Coverings
Heating	Forced Air
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	2
Fireplaces	Wood Burning
Has Basement	Yes
Basement	Separate/Exterior Entry, Finished, Full, Walk-Out

Exterior

Exterior Features	BBQ gas line, Private Yard, Storage
Lot Description	Back Yard, Front Yard, Landscaped, Treed
Roof	Asphalt Shingle
Construction	Stucco
Foundation	Poured Concrete

Additional Information

Date Listed	September 27th, 2024
Date Sold	November 1st, 2024
Days on Market	35
Zoning	CR
HOA Fees	0.00

Listing Details

Listing Office	RE/MAX Complete Realty
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