

\$659,900 - 19 Boulder Creek Terrace Se, Langdon

MLS® #A2192110

\$659,900

3 Bedroom, 3.00 Bathroom, 2,127 sqft

Residential on 0.22 Acres

Boulder Creek Estates, Langdon, Alberta

Welcome to wonderful Boulder Creek Estate of Landon. Perfectly situated on a quiet cul-de sac with a massive SOUTH FACING PIE LOT BACKING ONTO GREEN SPACE & PATHWAYS. This Amazing 2 storey home has 9ft vaulted ceilings with natural wood beams that leaves an extraordinary impression the moment you step inside. The sun-soaked main level immediately showcases the stunning kitchen finished with granite countertops, white cabinets, large island, a corner pantry, and stainless-steel appliances. The open dining room is cozy that could sit up to 8 people comfortably to host gatherings. The spacious living room offers vaulted ceilings with gas fireplace, with stone all the way to the ceiling overlooks the beautiful backyard. Convenient main floor DEN/OFFICE, main floor Laundry, and a 2pc bath. Tons of huge windows throughout for that natural light, custom blinds/window coverings. The upper floor offers huge master bedroom, a walk-in closet, and a 5pc bath, with a cozy balcony overlooking the back yard. Additional 2 good sized bedrooms. 4pc bath and a convenient spacious Bonus room. Oversized DOUBLE ATTACHED GARAGE with 2 doors that could fit a golf cart or a garden tractor. Nicely laid out full undeveloped basement with large windows awaits your personal touch, with a rough in for a future bathroom and a bar. Huge private deck rounds out this amazing property. Nicely landscaped pie shaped lot. Community features pristine 18 hole golf



course, that's minutes away, Shopping, Restaurants, and Schools. This is an amazing property on amazing one-of-a-kind lot lot. come take a look!!

Built in 2007

Essential Information

MLS® #	A2192110
Price	\$659,900
Sold Price	\$680,000
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	2,127
Acres	0.22
Year Built	2007
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Sold

Community Information

Address	19 Boulder Creek Terrace Se
Subdivision	Boulder Creek Estates
City	Langdon
County	Rocky View County
Province	Alberta
Postal Code	T0J 1X3

Amenities

Parking Spaces	4
Parking	Double Garage Detached, Insulated, Oversized

Interior

Interior Features	Crown Molding, Double Vanity, French Door, Granite Counters, High Ceilings, Jetted Tub, Kitchen Island, Open Floorplan, Pantry, Quartz Counters, Storage, Vaulted Ceiling(s), Vinyl Windows, Walk-In Closet(s),
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	Beamed Ceilings, Natural Woodwork
Appliances	Dishwasher, Electric Stove, Garage Control(s), Range Hood, Refrigerator, Washer/Dryer, Window Coverings
Heating	Forced Air, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas, Mantle, Brick Facing, Family Room
Has Basement	Yes
Basement	Full, Unfinished

Exterior

Exterior Features	Playground, Private Yard
Lot Description	Back Yard, Backs on to Park/Green Space, Cul-De-Sac, Front Yard, Landscaped, Level, No Neighbours Behind, Pie Shaped Lot, Private, Greenbelt
Roof	Asphalt Shingle
Construction	Stone, Vinyl Siding, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	February 3rd, 2025
Date Sold	February 27th, 2025
Days on Market	21
Zoning	R-1
HOA Fees	0.00

Listing Details

Listing Office	Century 21 Bamber Realty LTD.
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