# \$949,000 - 331067 Range Road 234, Rural Kneehill County

MLS® #A2170957

# \$949,000

5 Bedroom, 4.00 Bathroom, 1,838 sqft Residential on 10.13 Acres

NONE, Rural Kneehill County, Alberta

Experience Unparalleled Quality in This Executive Home. Welcome to a truly stunning property that embodies luxury and comfort in every detail. This magnificent executive home boasts tiger wood floor throughout the exquisite living space, offering breathtaking south views from Upper and lower walkout patios with stamped concrete for zero maintenance. All bathrooms with Onyx Counters and jet tub in Ensuite., and a large walk in closet with drawer organizers, Stereo speaker system throughout, brushed nickle plumbing fixtures and eco friendly toilets The home features exceptional quality, with full ICF block construction, and if you like green utilities this is on Geo Thermal Heat system, both basement and garage are floor heat. Direct heat from wood fireplace distributed through existing heat ducting throughout the home with added Styrofoam insulation on exterior walls. More energy savings with the "brass in" triple pane windows. Custom designed and crafted cabinetry fills this home and function for every storage need. For your fruits, canning and vegetables a true cold room. The exterior has been meticulously maintained, enhancing its grandeur and appeal. "From the front garden display with paved roundabout drive, to a 12'X53', 3 stall, 4 horse barn with protected watering area and wired and lighted as well as enclosed tack room.― A large attached floor heated triple







garage, floor drains and with expanded sized doors and middle stall raised door for various parking options. All this within walking distance to town and bring your horses to enjoy the 8 acres of pasture fully fenced with contained paddock area.

#### Built in 2004

## **Essential Information**

MLS® # A2170957 Price \$949,000

Bedrooms 5
Bathrooms 4.00
Full Baths 3
Half Baths 1

Square Footage 1,838 Acres 10.13 Year Built 2004

Type Residential Sub-Type Detached

Style Acreage with Residence, Split Level

Status Active

# **Community Information**

Address 331067 Range Road 234

Subdivision NONE

City Rural Kneehill County

County Kneehill County

Province Alberta
Postal Code T0M 2C0

# **Amenities**

Utilities Electricity Connected, Natural Gas Not Available

Parking Spaces 6

Parking RV Garage, Triple Garage Attached

# of Garages 3

#### Interior

Interior Features Bookcases, Breakfast Bar, Built-in Features

Appliances Dishwasher, Dryer, Electric Stove, Garage Control(s), Garburator,

Microwave Hood Fan, Refrigerator, Washer, Water Purifier, Window

Coverings, Water Distiller

Heating Electric, Geothermal

Cooling Full Fireplace Yes # of Fireplaces 1

Fireplaces Blower Fan, Great Room, Wood Burning, Circulating, Heatilator

Has Basement Yes

Basement Finished, Full, Walk-Out

## **Exterior**

Exterior Features Private Yard

Lot Description Gentle Sloping, Landscaped, Many Trees, Pasture, Rectangular Lot,

**Views** 

Roof Asphalt Shingle

Construction ICFs (Insulated Concrete Forms), Wood Frame

Foundation ICF Block, Poured Concrete

### **Additional Information**

Date Listed October 4th, 2024

Days on Market 173
Zoning CR

# **Listing Details**

Listing Office MaxWell Capital Realty

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