# \$2,350,000 - 242027 27 Street E, Rural Foothills County

MLS® #A2177549

## \$2,350,000

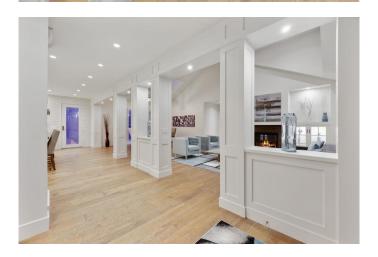
5 Bedroom, 4.00 Bathroom, 3,328 sqft Residential on 5.14 Acres

NONE, Rural Foothills County, Alberta

Nestled within 5.14 acres of scenic landscapes minutes from both Calgary and Okotoks, this exquisite 5 bedroom, 4 bath, one-and-a-half-story custom-built modern farmhouse offers an unparalleled private oasis, blending rural tranquility with upscale contemporary living. Accessed via a paved, curved driveway and secured by a gated entrance, this property boasts a picturesque setting surrounded by trees and lush meadows. The main level features breathtaking 17-foot vaulted ceilings, inviting abundant natural light and a sense of spaciousness. A living room adorned with a stylish gas fireplace and a feature wall with built-ins offers a cozy gathering space. The adjoining dining room, illuminated by skylights, creates an ideal ambiance for entertaining. The heart of the home, a chef-inspired kitchen, is equipped with premium Miele appliances, a substantial island featuring a hammered stainless vegetable sink, and a concealed walk-in pantry. French doors lead seamlessly from the kitchen to an expansive wrap-around deck, perfect for alfresco dining or simply savoring the serene surroundings. The main-level primary suite exudes rustic charm with a barn wood feature wall and a barn door entrance to a spa-like ensuite. Indulge in the luxury of in-floor heating, a lavish walk-in glass shower, a freestanding soaking tub, and a spacious walk-in closet outfitted with bespoke built-ins. A dedicated office, a conveniently placed laundry room, and a mudroom enhance







the functional appeal of the main level. Upstairs, the home continues to impress with a versatile bonus room, featuring a TV lounge, a built-in bar, and an inviting games areaâ€"ideal for family relaxation or entertaining guests. This level also houses two generously-sized bedrooms, each with charming window seats, as well as a full bathroom designed with modern elegance. The lower level is a recreational haven, boasting a billiard area, a fully equipped bar, and a spacious recreation room perfect for hosting gatherings. Additionally, two large bedrooms and a well-appointed full bathroom provide ample accommodations for guests or family members. Car enthusiasts and hobbyists will appreciate the massive oversized heated five-car garage, complete with in-floor heating and a convenient built-in dog bath. An RV hook-up in the backyard further enhances the property's versatility. For those who love the outdoors, the acreage offers numerous walking paths that wind through the stunning property, inviting exploration and peaceful strolls. This modern farmhouse seamlessly combines luxury, comfort, and the beauty of natureâ€"truly a one-of-a-kind home offering the ultimate private retreat minutes from city conveniences.

#### Built in 2014

#### **Essential Information**

MLS® # A2177549 Price \$2,350,000

Bedrooms 5

Bathrooms 4.00

Full Baths 3 Half Baths 1

Square Footage 3,328

Acres 5.14

Year Built 2014

Type Residential Sub-Type Detached

Style Acreage with Residence, 1 and Half Storey

Status Active

## **Community Information**

Address 242027 27 Street E

Subdivision NONE

City Rural Foothills County

County Foothills County

Province Alberta
Postal Code T1S 3N6

#### **Amenities**

Parking Concrete Driveway, Drive Through, Electric Gate, Front Drive, Garage

Faces Front, Garage Faces Rear, Heated Garage, Insulated, Oversized, Paved, Quad or More Attached, RV Access/Parking, Workshop in

Garage

# of Garages 5

#### Interior

Interior Features Bar, Breakfast Bar, Bookcases, Ceiling Fan(s), Closet Organizers,

Central Vacuum, Double Vanity, High Ceilings, No Animal Home, No Smoking Home, Open Floorplan, Pantry, Vaulted Ceiling(s), Wet Bar,

Walk-In Closet(s)

Appliances Central Air Conditioner, Bar Fridge, Convection Oven, Dishwasher,

Double Oven, Dryer, Garage Control(s), Gas Cooktop, Microwave,

Refrigerator, Washer, Window Coverings

Heating Forced Air, In Floor, Natural Gas

Cooling Central Air

Fireplace Yes # of Fireplaces 1

Fireplaces Brick Facing, Gas, Living Room

Has Basement Yes

Basement Finished, Full

#### **Exterior**

Exterior Features BBQ gas line, Private Yard, RV Hookup

Lot Description Back Yard, Cul-De-Sac, Front Yard, Irregular Lot, Lawn, Landscaped,

Level, Many Trees, No Neighbours Behind, Paved, Private

Roof Asphalt Shingle

Construction Brick, Composite Siding, Wood Frame

Foundation Poured Concrete

## **Additional Information**

Date Listed November 7th, 2024

Days on Market 173 Zoning CR

## **Listing Details**

Listing Office The Agency Calgary

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