



176014 168 Avenue Rural Foothills County Alberta

\$1,749,000

Luxury country living only minutes from the city! This spectacular and serene acreage lifestyle home is nestled into the rolling foothills and highlighted by picturesque mountain views. Situated on just over 6 acres, this custom-built home is loaded with extras and upgrades. Specifically designed and orientated to take full advantage of the gorgeous views from almost every room. Excellent floorplan features generously sized rooms and an abundance of natural light. Rich Brazilian Pearwood floors. Stunning 2 story ceilings are the highlight of the living room that shares a double-sided ledgestone gas fireplace with the kitchen. Undoubtedly the center piece of the home is the massive gourmet's kitchen. Ample amounts of full height espresso-stained cabinetry, high end granite countertops, glass tile backsplash and a large central island with prep sink. Top of the line stainless-steel appliance package includes a Wolf wall oven, gas cooktop and Sub Zero fridge. The handy walkthrough pantry with built in storage leads to the back mudroom and private powder bath. Spacious adjacent dining area will accommodate a large table and gives access to the huge west deck that runs the full length of the house with unobstructed mountain views. The grand sweeping staircase takes you to the upper bonus room and separate office space. 3 well sized bedroom located in the opposite wing of the home include the large primary bedroom with a beautiful ensuite bath complete with tile floors, granite countertops, dual sinks, air jet soaker tub and separate glass and tile shower. The primary walk-in closet is located off the ensuite bath and is full of built-in storage solutions. The lower walkout area was constructed with ICF blocks (insulated concrete forms) giving you unmatched climate comfort and efficiency. Your new entertainment headquarters features an impressive full service wet bar, ...

Recreational, Games room 31.92 Ft x 17.50 Ft
Other 32.00 Ft x 17.50 Ft
Media 13.25 Ft x 24.25 Ft
Storage 7.67 Ft x 19.17 Ft

Dining room 8.00 Ft x 17.42 Ft
Laundry room 6.08 Ft x 9.58 Ft
Primary Bedroom 18.17 Ft x 17.42 Ft
Bedroom 14.08 Ft x 13.92 Ft

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Listing Presented By:



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RE/MAX Real Estate (Central)



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Furnace 10.67 Ft x 16.33 Ft

Bedroom 13.75 Ft x 16.67 Ft

Bedroom 10.17 Ft x 16.83 Ft

3pc Bathroom 5.92 Ft x 11.92 Ft

Kitchen 17.17 Ft x 17.42 Ft

Living room 14.25 Ft x 18.50 Ft

Bedroom 13.08 Ft x 11.67 Ft

5pc Bathroom 14.17 Ft x 15.67 Ft

5pc Bathroom 12.50 Ft x 4.83 Ft

2pc Bathroom 4.83 Ft x 4.92 Ft

Family room 19.75 Ft x 18.17 Ft