



## 19 Elk Valley Place Bragg Creek Alberta

\$1,288,000

Nestled on 2 private acres in the sought-after West Bragg Creek area, this charming home is perfectly situated backing on to an Environmental Reserve, offering direct access to K-Country trails. Featuring 4+1 bedrooms, convenient main floor laundry, a spacious primary suite, and a versatile office or music room. The bright spacious kitchen is equipped with stainless steel appliances and provides ample cabinet and counter space. Large dining area complete with a double sided fireplace and sliding doors to the south-facing deck. The main floor living room, with its cozy wood-burning double sided fireplace, overlooks the serene backyard. South-facing windows flood the space with natural light and offer serene forested views. The primary suite has front and back facing windows, plenty of space, a 5 pc ensuite and a large walk in closet. The lower level expands your living options with a family room, golf simulator room, 5th bedroom, bathroom, flex/workout room, and a large storage room, workshop/mud room with direct walk up access to the garage. The property features a scenic, paved driveway leading to a double attached garage. Standing seam metal roof was done in 2017. Located in a quiet, lovely neighborhood, this home is ready to welcome you and your family. Don't miss the opportunity to make it yours! (id:6769)

Bedroom 13.00 Ft x 11.00 Ft

Exercise room 17.25 Ft x 20.33 Ft

Other 17.25 Ft x 14.34 Ft

3pc Bathroom 8.33 Ft x 5.00 Ft

Recreational, Games room 17.25 Ft x 18.25 Ft

Living room 20.92 Ft x 15.75 Ft

Office 13.42 Ft x 11.58 Ft

Dining room 17.17 Ft x 17.08 Ft

Kitchen 15.08 Ft x 10.83 Ft

Bedroom 13.67 Ft x 10.75 Ft

Bedroom 13.68 Ft x 11.50 Ft

Bedroom 13.67 Ft x 11.50 Ft

Primary Bedroom 17.00 Ft x 16.42 Ft

2pc Bathroom 5.75 Ft x 4.50 Ft

4pc Bathroom 9.42 Ft x 8.75 Ft

5pc Bathroom 10.83 Ft x 8.42 Ft

Foyer 9.83 Ft x 8.58 Ft

Listing Presented By:



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