



226151 80 Street Rural Foothills County Alberta

\$1,300,000

Your Private 8.99-Acre Oasis - Just Minutes from the City Horse & Livestock Ready | Updated Bungalow | Stunning Rural Setting Escape to peace and privacy just 6 minutes outside city limits. This beautifully updated bungalow sits on 8.99 acres of mature, tree-lined land—fully set up for horses or livestock, yet close to top schools, golf courses, and amenities. Property Highlights: oOpen-concept bungalow with bright, sun-filled layout oModern kitchen featuring stainless steel appliances, maple cabinetry & large island oSpacious living room with custom fireplace & newer blinds oPrimary suite with two closets & luxurious 5-piece ensuite oTwo more main-floor bedrooms & updated second full bath oFully finished basement with large family room (surround sound), office, hobby space, two additional rooms & full laundry oTwo high-efficiency furnaces, upgraded electrical, central vac, water system with carbon & potassium filtration Outdoor Features: oLong paved driveway, two composite decks, hot tub-ready oBarn with tack room oFenced pens, shelters, water sources for animals o4-5 acres of hay field (farm your own or lease it out) Just minutes from Cottonwood Golf & Country Club, nestled along the Bow River, this rare property offers the perfect blend of rural serenity and city convenience. Acreages like this don't come along often—book your private viewing today and experience the lifestyle for yourself. (id:6769)

Bedroom 14.92 Ft x 9.33 Ft
Bedroom 11.17 Ft x 11.25 Ft
Recreational, Games room 30.75 Ft x 22.75 Ft
Storage 11.42 Ft x 23.58 Ft
Laundry room 6.67 Ft x 12.92 Ft
Sunroom 11.75 Ft x 11.08 Ft
Dining room 11.33 Ft x 11.50 Ft

Living room 12.50 Ft x 11.50 Ft
Primary Bedroom 15.00 Ft x 11.58 Ft
Bedroom 11.25 Ft x 12.58 Ft
Bedroom 11.25 Ft x 12.58 Ft
4pc Bathroom Measurements not available
5pc Bathroom Measurements not available

Listing Presented By:



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<http://www.atifrajan.ca/>



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