



274103 112 Street Rural Foothills County Alberta

\$1,750,000

Spectacular 40 Acre Equestrian Estate with Breathtaking Views! Nestled amidst rolling landscapes, this stunning 39.68 acre property offers unparalleled mountain and city views, making it a true equestrian paradise. Fully set up for horses, this estate features a 40x25 barn with three box stalls (with room for more), a lean-to for hay storage, several shelters, and automatic waterers. Equestrian enthusiasts will appreciate both outdoor sand and grass riding arenas, as well as numerous riding paths within the property. The estate is fully fenced and cross-fenced, offering numerous smaller paddocks and larger pasture areas for optimal equine management. A stunning tree-lined driveway welcomes you home, adding to the charm and privacy of this exceptional property. A detached garage has been converted into a cozy guest suite, perfect for visitors or additional living space. The property is beautifully treed and landscaped, creating a serene and picturesque setting. At the heart of the estate is a meticulously renovated 2,903 sq. ft. bungalow that seamlessly blends classic charm with modern upgrades. Upon entering, you are greeted by a spacious foyer, neutral decor, vaulted ceilings, and an abundance of windows that flood the home with natural light while offering stunning views from every room. Designed with a traditional layout, this home boasts a HUGE formal dining room with a large bay window--ideal for hosting elegant gatherings. The generous-sized kitchen is a chef's dream, featuring ample cabinetry and counter space, an oversized eating area, and a walk-in pantry. The living room is truly captivating, showcasing cedar-lined ceilings and rafters, with a striking brick-covered fireplace as the focal point. The main level offers three well-appointed bedrooms, including a luxurious master retreat. This private sanctuary boasts a gigantic walk-in closet and a spa-like ...

Recreational, Games room 19.75 Ft x 11.42 Ft

Other 15.00 Ft x 11.50 Ft

Storage 34.75 Ft x 23.25 Ft

Furnace 17.58 Ft x 9.92 Ft

4pc Bathroom 7.58 Ft x 6.00 Ft

Living room 19.00 Ft x 12.83 Ft

Family room 17.42 Ft x 12.67 Ft

Kitchen 11.58 Ft x 11.17 Ft

Display of MLS data is deemed reliable but is not guaranteed accurate by CREA.

Listing Presented By:



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Primary Bedroom

19.75 Ft x 15.00 Ft

4pc Bathroom

12.08 Ft x 11.58 Ft

Bedroom

12.67 Ft x 11.58 Ft

Bedroom

11.58 Ft x 10.67 Ft

3pc Bathroom

5.83 Ft x 5.83 Ft

Dining room

17.83 Ft x 11.67 Ft

Breakfast

14.92 Ft x 12.50 Ft

Foyer

10.67 Ft x 8.25 Ft

Other

10.25 Ft x 5.17 Ft

Laundry room

10.42 Ft x 7.92 Ft