



466049 120 Street Rural Foothills County Alberta

\$1,160,000

Home...its more than just an address. Its a feeling. Its a space where you spend time with the people you love and recall your fondest memories. Home could be here in Alder Heights. This 4.18 acres is set in an amazing location just off HWY 2 with all paved roads. Pull up the tree lined driveway to a beautiful professionally landscaped front entrance. Stepping into the home you feel it...its comfort and adventure. This is a split level home with over 3600 sf of developed space for large families, multigenerational families, families who love to have guests! The living room is your space in the mornings with the sunrises and the wood burning fireplace to take the chill out of the air. The kitchen, with its copious cabinetry and prep area along with the dining area have views to the West, of the mountains and sunsets! Enjoy the views from indoors or from either of the 2 decks accessible via the dining room or primary suite. Are you working from home? The addition (2008) features a main floor office space which alternately could be a sitting room for an elderly family member who occupies the substantial bedroom having direct access to a full bath, which, is conveniently located off the oversized attached garage! Did I mention there is also main floor laundry? And central air conditioning? And fresh paint? Another renovation (2018) was the Primary Suite inclusive of a gas fireplace, impressive walk in closet, sitting area with access to the upper west deck, and a full en suite with the option of extra privacy closing off the powder room from the bathing area! Continue on to explore the lower level with a walk up feature to the back yard. This is the family room where movie nights and games and crafting can be engaged in by all. Or, head to the 4th level for a vigorous workout in the gym space or cozy up in the recreation room. Perhaps this is where the the...

Exercise room 15.33 Ft x 10.75 Ft

Recreational, Games room 17.58 Ft x 14.83 Ft

Bedroom 12.92 Ft x 11.83 Ft

Bedroom 13.33 Ft x 11.75 Ft

Dining room 11.83 Ft x 10.08 Ft

Kitchen 18.08 Ft x 11.67 Ft

Office 11.92 Ft x 10.67 Ft

Bedroom 13.83 Ft x 11.00 Ft

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Listing Presented By:



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Bedroom 11.83 Ft x 10.08 Ft

Family room 14.75 Ft x 12.92 Ft

Recreational, Games room 19.33 Ft x 9.25 Ft

3pc Bathroom 9.17 Ft x 6.08 Ft

Living room 21.50 Ft x 13.25 Ft

4pc Bathroom 8.42 Ft x 8.33 Ft

Laundry room 7.25 Ft x 7.00 Ft

Primary Bedroom 27.42 Ft x 13.58 Ft

4pc Bathroom 13.33 Ft x 10.33 Ft