



# 210 Green Haven Court Rural Foothills County Alberta

\$1,450,000

Ever dreamt of LIVING in the country - with all the BENEFITS of living in a TOWN????!! This is your chance to enjoy acreage living - 1.10 acres - PLUS a LARGE 5306.66 developed sq foot 2 Storey home which includes a WALKOUT basement - and a SW BACKYARD! Literally minutes from OKOTOKS..... TRIPLE garage - oversized, heated, wired for 220v, own electrical panel and 15 ft ceilings! Separate door leads to fenced in DOG RUN. LARGE driveway for all the "extra" cars! Why wait to build? Move in NOW and enjoy a CUSTOM-built home in Phase 1 of Green Haven Estates. Have a large family? This home offers 6 Bedrooms (3 above grade and 3 in walkout level) .... office on main COULD be bedroom as well!! Work from home? Main floor office and room in lower level are PERFECT private spaces to work in - and offer a great view! Speaking of VIEWS...did I mention you can see the Mountains (beyond the haze!!!) As soon as you walk into this beautiful open concept main floor...you will notice: natural light, windows EVERYWHERE and HIGH ceilings! Formal dining room (used as den/sitting area now). Great room with 18 FT ceilings - offering fireplace with stone all the way to the top! Kitchen with space for everything....so MUCH STORAGE. HUGE island. Stainless steel appliances. Dream come true-butler's pantry. Mudroom accessible in this area - also designed for the busy family. MORE storage, cubbies for coats/backpacks and direct access to your garage. Enjoy your in-kitchen dining and transition direct to your outside exposed aggregate upper deck. Gas line for the BBQ. So many memories will be made here....just imagine the next sunset?! Transition up or down - while still feeling connected to the main level! The top floor offers a huge THEATRE room, laundry w/ cabinets, sink & tons of storage, 2 LARGE bedrooms, main 4-piece bath - separated with a door to the toilet ...

4pc Bathroom 7.25 Ft x 10.50 Ft

5pc Bathroom 10.75 Ft x 15.33 Ft

Bedroom 15.25 Ft x 13.92 Ft

Bedroom 12.58 Ft x 16.83 Ft

Bedroom 17.00 Ft x 11.50 Ft

Bedroom 17.83 Ft x 14.92 Ft

Recreational, Games room 36.92 Ft x 20.83 Ft

Furnace 11.42 Ft x 12.08 Ft

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Listing Presented By:



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**RE/MAX Realty Professionals**

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Laundry room 8.17 Ft x 9.75 Ft  
Primary Bedroom 13.67 Ft x 20.42 Ft  
Media 18.83 Ft x 20.92 Ft  
Other 14.75 Ft x 9.83 Ft  
3pc Bathroom 5.25 Ft x 8.83 Ft  
Bedroom 15.25 Ft x 9.33 Ft

Other 5.33 Ft x 9.33 Ft  
2pc Bathroom 5.33 Ft x 4.92 Ft  
Office 15.25 Ft x 13.83 Ft  
Den 14.58 Ft x 14.42 Ft  
Dining room 18.67 Ft x 9.58 Ft