



# 290018 352 Street Rural Foothills County Alberta

\$1,850,000

This simply beautiful acreage with 3,800sf fully developed is nestled on almost 6.5 acres in the beautiful Rural Foothills, south of Bragg Creek & west of Millarville, only 30 mins to Calgary. It offers a truly unique and serene living experience, situated on a private forested lot with the soothing sound of a babbling creek. This exclusive luxury home has been professionally extended and renovated to the highest standards. The attention to detail is evident from the moment you enter the property, with a grand two-story porch made of gorgeous cedar wood welcoming you. The interior of the home is equally impressive, with slate tile flooring, hand-scraped hickory hardwood floors, and a beautifully designed kitchen with high-end stainless steel appliances, stone countertops & backsplash, private butler's pantry and large sleek island. The spacious living room features a custom-built wood-burning fireplace with a mantle recycled from an old grain elevator, adding a touch of history and character to the space. The master retreat is a luxurious haven with large windows and French doors leading to a duradeck that offers unobstructed views of the surrounding forest. The ensuite bathroom is a spa-like oasis with slate tiling, a stand-alone bathtub, and a custom shower. The upper level of the home includes a loft sitting room, two bedrooms and full bathroom. The basement features in-floor heating in the entertaining/family media area. Plus 2 additional bedrooms, one of which has an ensuite bathroom, walk-in closet and French doors to the patio. Outside, the expansive deck and patio provide ample space for outdoor entertaining, and the workshop/garage with a carriage suite (illegal) offers the potential for additional income through Airbnb rentals. The property also includes a horse shelter for your four legged friends, and a sturdy rustic wooden bridge across the creek, all...

Recreational, Games room 22.00 Ft x 11.33 Ft

Family room 13.50 Ft x 11.42 Ft

Bedroom 22.92 Ft x 21.50 Ft

Bedroom 15.67 Ft x 12.50 Ft

Laundry room 6.58 Ft x 5.25 Ft

5pc Bathroom Measurements not available

2pc Bathroom Measurements not available

Loft 13.17 Ft x 11.25 Ft

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Listing Presented By:



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**RE/MAX Realty Professionals**

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**3pc Bathroom** Measurements not available

**Living room** 20.58 Ft x 17.33 Ft

**Kitchen** 14.50 Ft x 13.75 Ft

**Dining room** 12.17 Ft x 11.50 Ft

**Pantry** 8.83 Ft x 7.42 Ft

**Primary Bedroom** 15.08 Ft x 13.92 Ft

**Bedroom** 19.08 Ft x 9.83 Ft

**Bedroom** 19.08 Ft x 9.83 Ft

**4pc Bathroom** Measurements not available

**Living room** 17.00 Ft x 16.00 Ft

**Dining room** 11.25 Ft x 8.00 Ft