



## Rural Leduc County Alberta

\$1,195,000

A STUNNINGLY BEAUTIFUL HOUSE in a very quiet location with, crickets, wildlife and apple trees. This sensation home features an open style great room w/12' coffered ceiling, a stone feature wall w/fireplace, hardwood flooring, and a VIEW OF THE LAKE. The dream kitchen, boasts rich custom cabinets, granite counters, a large island which opens to the breakfast nook, which is surrounded by windows which has garden door access to the glass-in balcony. The master bedroom has balcony access, with a five piece spa like ensuite with jetted soaker tub, an enormous double shower. Fully developed lower level walks out, into the covered patio and garden area. In the entertainment area, there is a fish pond with two fountains, & wet bar. You must see the theatre room with tiered seating, games/exercise room, triple attached garage, RV parking. The views from the balcony and from the walkout lower level are incredible. Power is in tool shed, with a fire pit and conversation pit. Groomed trails. LED exterior lights. (id:6769)

Bedroom 4 4.96 m X 3.99 m

Media 6.21 m X 5.54 m

Hobby room 5.8 m X 5.37 m

Other 4.21 m X 2.21 m

Recreation room 10.19 m X 7.6 m

Other 5.97 m X 4.02 m

Living room 6.2 m X 4.65 m

Dining room 3.66 m X 2.81 m

Kitchen 4.03 m X 3.61 m

Primary Bedroom 5.1 m X 4.17 m

Bedroom 2 3.99 m X 3.06 m

Bedroom 3 4.4 m X 3.34 m

Other 1.92 m X 3.5 m

Listing Presented By:



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