# \$1,900,000 - 258040 8 Street W, Rural Foothills County

MLS® #A2197147

### \$1,900,000

6 Bedroom, 6.00 Bathroom, 2,825 sqft Residential on 10.31 Acres

NONE, Rural Foothills County, Alberta

Presenting an exquisite bungalow in De Winton, Alberta, offering a harmonious blend of tranquility and convenience on over 10 acres of scenic land. Enjoying close proximity to Calgary and Okotoks, this property seamlessly combines urban sophistication with rural serenity. Boasting 6 bedrooms, versatile living areas, and a gourmet kitchen with upscale finishes, including granite counters and custom cabinetry. The soaring vaulted ceilings, elegant stone fireplace, and expansive deck provide a sophisticated ambiance for gatherings. Enhance productivity in the refined main floor office and luxuriate in the opulent primary suite with a spa-inspired ensuite. Complete with geothermal heating, heated floors, and a meticulous garage upgrade, this energy-efficient home epitomizes both functionality and luxury. Embrace this unparalleled opportunity to acquire your dream residence â€" schedule a viewing appointment today.

Built in 2012

#### **Essential Information**

MLS® # A2197147 Price \$1,900,000

Bedrooms 6

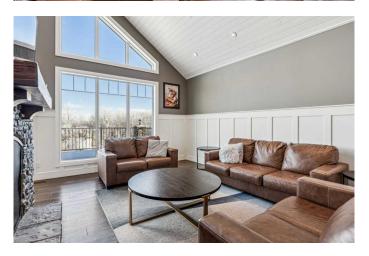
Bathrooms 6.00

Full Baths 4

Half Baths 2







Square Footage 2,825 Acres 10.31 Year Built 2012

Type Residential Sub-Type Detached

Style Acreage with Residence, Bungalow

Status Active

## **Community Information**

Address 258040 8 Street W

Subdivision NONE

City Rural Foothills County

County Foothills County

Province Alberta
Postal Code T1S 3L3

#### **Amenities**

Parking Spaces 8

Parking Double Garage Attached

# of Garages 2

#### Interior

Interior Features Bookcases, Central Vacuum, Closet Organizers, Double Vanity, Granite

Counters, High Ceilings, Kitchen Island, Open Floorplan, Pantry,

Soaking Tub, Vaulted Ceiling(s), Wet Bar, Wired for Sound

Appliances None

Heating Natural Gas, Geothermal

Cooling Full
Fireplace Yes
# of Fireplaces 2

Fireplaces Gas

Has Basement Yes

Basement Full, Walk-Out

#### **Exterior**

Exterior Features Fire Pit, Garden, Private Yard

Lot Description Cleared, Cul-De-Sac, Garden, Landscaped, Lawn, Many Trees, Native

Plants, Private, Sloped

Roof Asphalt

Construction Cement Fiber Board, Stone, ICFs (Insulated Concrete Forms),

Manufactured Floor Joist

Foundation Poured Concrete

#### **Additional Information**

Date Listed February 25th, 2025

Days on Market 54

Zoning CR

## **Listing Details**

Listing Office Optimum Realty Group

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