$1,395,000 - 280124 Township Road 290, Rural Rocky View County

MLS® #A2226685

$1,395,000
4 Bedroom, 4.00 Bathroom, 1,875 sqft
Residential on 15.91 Acres

NONE, Rural Rocky View County, Alberta

Welcome to your dream rural escape! Nestled on 15.9 beautifully treed acres, this expansive bungalow with over 3700 sq/ft of living space and heated double attached garage offers the perfect blend of comfort, functionality, and country charm. Step inside to a spacious, open-concept kitchen complete with modern Slate appliances, plenty of storage ideal for all your needs. The huge dining area easily accommodates large gatherings, while the massive living room is perfect for entertaining or relaxing with the whole family. This home features spacious bedrooms on the main level with 2 full baths and a 2 pc bathroom for guests. A convenient main floor laundry area and a mudroom round out the main level. Downstairs, enjoy the fully finished walk-out basement featuring a bar area, cold storage room, an open bedroom with a 4 pc bath and plenty of space for recreation or hosting guests. A flex area that can used as a craft room, office, or even a small bedroom. The property includes two heated shops and a machine quonset. Shop/garage 1 - 60'L x 48'W x 18'H forced air and radiant heat, water supply, huge overhead door and bifold hanger door. Shop/garage 2 - 40Lx32W two overhead doors, water supply, and forced air heat. Quonset is 70Lx40W used for storage. Grain storage onsite are 8-5000bu, 4 - 3000bu, 2 - 2200bu All this is perfect for hobbyists, mechanics, or storing farm equipment.

Equestrian enthusiasts will love the open land and facilities, making this property ideal for horses or a small hobby farm. If you're looking for space, functionality, and serenity â€” this is country living at its best. Don't miss out on this incredible opportunity to own a rural retreat with all the amenities you could ask for and just 30 minutes to the Calgary Airport. Book your private showing today!

Built in 1977

Essential Information

MLS® #	A2226685
Price	$1,395,000
Bedrooms	4
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	1,875
Acres	15.91
Year Built	1977
Type	Residential
Sub-Type	Detached
Style	Bungalow, Acreage with Residence
Status	Active

Community Information

Address	280124 Township Road 290
Subdivision	NONE
City	Rural Rocky View County
County	Rocky View County
Province	Alberta
Postal Code	T0M0S0

Amenities

Parking	Double Garage Detached
# of Garages	2

Interior

Interior Features	Built-in Features, Ceiling Fan(s), Central Vacuum, No Smoking Home, Open Floorplan, Separate Entrance, Storage, Laminate Counters, Sump Pump(s), Suspended Ceiling
Appliances	Dishwasher, Electric Range, Microwave Hood Fan, Washer/Dryer, Water Softener, Window Coverings, Bar Fridge, Range, Water Conditioner, Water Distiller
Heating	In Floor, Fireplace(s), Natural Gas, Boiler, Radiant
Cooling	None
Fireplace	Yes
# of Fireplaces	2
Fireplaces	Wood Burning
Has Basement	Yes
Basement	Finished, Walk-Out, Partial, Partially Finished

Exterior

Exterior Features	Balcony, Fire Pit, Playground, Storage
Lot Description	Back Yard, Garden, Landscaped, Lawn, Many Trees, Private, Brush, Farm, Fruit Trees/Shrub(s), Few Trees, Front Yard, Gazebo, No Neighbours Behind
Roof	Asphalt Shingle
Construction	Brick, Concrete, Vinyl Siding
Foundation	Poured Concrete

Additional Information

Date Listed	June 2nd, 2025
Days on Market	70
Zoning	A-GEN

Listing Details

Listing Office	Grassroots Realty Group

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