

# \$2,350,000 - 242027 27 Street E, Rural Foothills County

MLS® #A2177549

## \$2,350,000

5 Bedroom, 4.00 Bathroom, 3,328 sqft  
Residential on 5.14 Acres

NONE, Rural Foothills County, Alberta

Nestled within 5.14 acres of scenic landscapes minutes from both Calgary and Okotoks, this exquisite 5 bedroom, 4 bath, one-and-a-half-story custom-built modern farmhouse offers an unparalleled private oasis, blending rural tranquility with upscale contemporary living. Accessed via a paved, curved driveway and secured by a gated entrance, this property boasts a picturesque setting surrounded by trees and lush meadows. The main level features breathtaking 17-foot vaulted ceilings, inviting abundant natural light and a sense of spaciousness. A living room adorned with a stylish gas fireplace and a feature wall with built-ins offers a cozy gathering space. The adjoining dining room, illuminated by skylights, creates an ideal ambiance for entertaining. The heart of the home, a chef-inspired kitchen, is equipped with premium Miele appliances, a substantial island featuring a hammered stainless vegetable sink, and a concealed walk-in pantry. French doors lead seamlessly from the kitchen to an expansive wrap-around deck, perfect for alfresco dining or simply savoring the serene surroundings. The main-level primary suite exudes rustic charm with a barn wood feature wall and a barn door entrance to a spa-like ensuite. Indulge in the luxury of in-floor heating, a lavish walk-in glass shower, a freestanding soaking tub, and a spacious walk-in closet outfitted with bespoke built-ins. A dedicated office, a conveniently placed laundry room, and a mudroom enhance



the functional appeal of the main level. Upstairs, the home continues to impress with a versatile bonus room, featuring a TV lounge, a built-in bar, and an inviting games area—ideal for family relaxation or entertaining guests. This level also houses two generously-sized bedrooms, each with charming window seats, as well as a full bathroom designed with modern elegance. The lower level is a recreational haven, boasting a billiard area, a fully equipped bar, and a spacious recreation room perfect for hosting gatherings. Additionally, two large bedrooms and a well-appointed full bathroom provide ample accommodations for guests or family members. Car enthusiasts and hobbyists will appreciate the massive oversized heated five-car garage, complete with in-floor heating and a convenient built-in dog bath. An RV hook-up in the backyard further enhances the property's versatility. For those who love the outdoors, the acreage offers numerous walking paths that wind through the stunning property, inviting exploration and peaceful strolls. This modern farmhouse seamlessly combines luxury, comfort, and the beauty of nature—truly a one-of-a-kind home offering the ultimate private retreat minutes from city conveniences.

Built in 2014

### **Essential Information**

MLS® #	A2177549
Price	\$2,350,000
Bedrooms	5
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	3,328
Acres	5.14
Year Built	2014

Type	Residential
Sub-Type	Detached
Style	Acreage with Residence, 1 and Half Storey
Status	Active

### **Community Information**

Address	242027 27 Street E
Subdivision	NONE
City	Rural Foothills County
County	Foothills County
Province	Alberta
Postal Code	T1S 3N6

### **Amenities**

Parking	Concrete Driveway, Drive Through, Electric Gate, Front Drive, Garage Faces Front, Garage Faces Rear, Heated Garage, Insulated, Oversized, Paved, Quad or More Attached, RV Access/Parking, Workshop in Garage
# of Garages	5

### **Interior**

Interior Features	Bar, Breakfast Bar, Bookcases, Ceiling Fan(s), Closet Organizers, Central Vacuum, Double Vanity, High Ceilings, No Animal Home, No Smoking Home, Open Floorplan, Pantry, Vaulted Ceiling(s), Wet Bar, Walk-In Closet(s)
Appliances	Central Air Conditioner, Bar Fridge, Convection Oven, Dishwasher, Double Oven, Dryer, Garage Control(s), Gas Cooktop, Microwave, Refrigerator, Washer, Window Coverings
Heating	Forced Air, In Floor, Natural Gas
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Brick Facing, Gas, Living Room
Has Basement	Yes
Basement	Finished, Full

### **Exterior**

Exterior Features	BBQ gas line, Private Yard, RV Hookup
Lot Description	Back Yard, Cul-De-Sac, Front Yard, Irregular Lot, Lawn, Landscaped, Level, Many Trees, No Neighbours Behind, Paved, Private

Roof	Asphalt Shingle
Construction	Brick, Composite Siding, Wood Frame
Foundation	Poured Concrete

### **Additional Information**

Date Listed	November 7th, 2024
Days on Market	161
Zoning	CR

### **Listing Details**

Listing Office	The Agency Calgary
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