



27138 Highway 27
Rural Mountain View County, Alberta

MLS # A2298318



\$1,137,000

Division:	NONE		
Type:	Residential/House		
Style:	2 Storey, Acreage with Residence		
Size:	2,522 sq.ft.	Age:	2020 (6 yrs old)
Beds:	5	Baths:	3 full / 1 half
Garage:	Double Garage Attached		
Lot Size:	50.14 Acres		
Lot Feat:	Fruit Trees/Shrub(s), Garden, Landscaped, Pasture, Treed		

Heating:	Forced Air, Natural Gas	Water:	Well
Floors:	Carpet, Laminate	Sewer:	Holding Tank, Open Discharge
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full	LLD:	2-33-27-W4
Exterior:	Vinyl Siding, Wood Frame	Zoning:	AG
Foundation:	Poured Concrete	Utilities:	-
Features:	See Remarks		

Inclusions: N/A

This beautiful 2,500 sq. ft. two-storey home, built in 2020, is located on a sprawling 50.14-acre parcel just East of Olds on Highway 27. As you enter, you're welcomed by an open concept layout with 9-foot ceilings. The living room features a cozy gas fireplace, perfect for those chilly evenings. The kitchen boasts ample cabinetry, a large walk through pantry, a movable island, and access to an East facing deck showcasing gorgeous views of the ravine. The main floor also includes a mudroom with laundry, a 2 pce bathroom, large bedroom with 4 pce ensuite with walk in closet (could be used as a main floor master) and access to a large attached garage (24x31). Upstairs, you'll find a spacious family room, ideal for kids or a secondary living area, along with four bedrooms. The master bedroom offers a spa like ensuite with a separate tub and shower. The upstairs is completed with a 4 pce main bathroom. The home includes a total of five bedrooms and 3.5 bathrooms, providing plenty of space for family and guests. The full, unfinished basement is framed and ready for your personal touch, with a roughed in bathroom and utility room featuring an oversized hot water tank and water softener. Outside, enjoy the tranquility of a garden area, fruit trees, raspberries and a natural treed area in the coulee, making this home very private. The property currently has 19 +/- cultivated acres producing and recent addition of a 16 x 24 Garage on skids. You don't want to miss calling this property your own!! Book your showing today!!