



5045 Harmony Circle
Rural Rocky View County, Alberta

MLS # A2311942



\$609,800

Division:	Harmony		
Type:	Residential/Duplex		
Style:	2 Storey, Attached-Side by Side		
Size:	1,899 sq.ft.	Age:	2026 (0 yrs old)
Beds:	3	Baths:	2 full / 1 half
Garage:	Alley Access, Double Garage Detached, Garage Faces Rear		
Lot Size:	0.07 Acre		
Lot Feat:	Back Lane, Back Yard, Lawn, Rectangular Lot		

Heating:	Forced Air	Water:	Public
Floors:	Carpet, Ceramic Tile, Vinyl Plank	Sewer:	Public Sewer
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full	LLD:	-
Exterior:	Other, Stone, Vinyl Siding	Zoning:	DC-129 VR-4
Foundation:	Poured Concrete	Utilities:	-
Features:	Double Vanity, Kitchen Island, Open Floorplan, Quartz Counters, Separate Entrance, Walk-In Closet(s)		

Inclusions: N/A

Located in the vibrant lake community of Harmony, this exceptional 1,899 sq. ft. duplex by Broadview Homes offers an incredible lifestyle paired with modern luxury. The main floor features a bright, open-concept design that connects the principal rooms, highlighted by a large dedicated office at the front of the home that is perfect for remote work. The kitchen boasts timeless off-white cabinetry, premium stainless-steel appliances (including a gas range), and a waterfall quartz island. Quality finishes continue throughout the home, including gorgeous quartz countertops in all baths. Upstairs, the primary bedroom is flooded with beautiful natural light and features a spacious walk-in closet alongside a well-appointed 4-pc ensuite. Two additional generous bedrooms, a second full bath, bonus room, and upper-level laundry complete this floor. The unfinished basement includes a separate SIDE ENTRANCE and a bathroom rough-in, offering fantastic room for a bedroom, rec room and bath. Step outside to enjoy the rear deck which offers the perfect setup for summer BBQs and outdoor relaxation AND includes fencing, front and rear sod, window coverings and a washer & dryer. Complete with a double garage and access to Harmony's world-class amenities including the lake, wellness parks, golf course, and pathways, this home delivers the perfect balance of luxury and community living.