



GRASSROOTS
REALTY GROUP

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87 Manyhorses Drive
Rural Rocky View County, Alberta

MLS # A2324755



\$799,900

Division:	Redwood Meadows		
Type:	Residential/House		
Style:	Bungalow		
Size:	1,615 sq.ft.	Age:	1991 (35 yrs old)
Beds:	4	Baths:	2
Garage:	Double Garage Attached, Driveway, Insulated		
Lot Size:	0.38 Acre		
Lot Feat:	Back Yard, Backs on to Park/Green Space, Front Yard, Interior Lot, Landscap		

Heating:	Forced Air	Water:	Public
Floors:	Carpet, Tile	Sewer:	Public Sewer
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full	LLD:	-
Exterior:	Wood Frame, Wood Siding	Zoning:	R-1
Foundation:	Preserved Wood	Utilities:	-
Features:	High Ceilings, No Animal Home, No Smoking Home		

Inclusions: N/A

OPEN HOUSES: Saturday July 18, 12pm - 4pm & Sunday July 19, 12pm - 3pm Welcome to 87 Manyhorses Drive in Redwood Meadows, a spacious and well-cared-for bungalow set in a quiet, private, and serene golf course community. Offering 4 bedrooms and 2 full bathrooms, this home features 2 bedrooms on the main level and 2 additional bedrooms in the basement, making it a great fit for families, guests, or flexible work-from-home space. The main floor offers an open layout with a traditional break in flow, creating a comfortable balance between connected living areas and defined spaces. The vaulted ceilings in the main living room add volume and natural light, while the central wood-burning fireplace creates a warm focal point for the home. The kitchen has been thoughtfully updated with quartz countertops, newer appliances, tile flooring, and plenty of functional workspace. The home has been well maintained over the years, with important updates including a new hot water tank, new appliances, and no Poly-B plumbing. The lower level offers additional living space with a cozy, rustic feel, perfect for a family room, hobby area, or media space. Outside, the property truly shines. The large newer back deck overlooks a beautifully treed and private yard, offering the kind of peaceful outdoor setting Redwood Meadows is known for. Whether you are hosting, relaxing by the firepit, or enjoying the quiet surroundings, the yard feels like a true retreat. Additional features include a double attached garage, excellent outdoor living space, and an ideal location just 20 minutes to Calgary or Cochrane and only 7 minutes to Bragg Creek. Redwood Meadows offers a rare lifestyle: quiet streets, mature trees, golf nearby, and a strong family-friendly community feel, all within easy reach of city amenities.

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