$1,099,000 - 48010 244 Avenue W, Rural Foothills County

MLS® #A2229538

$1,099,000

2 Bedroom, 4.00 Bathroom, 2,423 sqft
Residential on 2.11 Acres

NONE, Rural Foothills County, Alberta

Welcome to your own piece of paradise in the highly sought-after De Winton area. This stunning countryside residence offers a unique blend of comfort and rural charm, situated on a picturesque 2-acre corner lot adorned with mature trees. Featuring 2 bedrooms and 3.5 bathrooms spread across approximately 2,500 sqft of living space, this home boasts an array of desirable amenities. Step into the kitchen, complete with stainless steel appliances, marble countertops, and tastefully tiled floors. The living area exudes old-western charm and is complemented by a cozy wood-burning fireplace, perfect for intimate gatherings. Escape to the sunroom and immerse yourself in relaxation in the sauna accessible from one of the bedrooms. The huge garage is a car enthusiast's dream, with epoxy flooring and heating for added convenience. Additional highlights include a newer roof, an upgraded driveway, and a new water tank. The basement is a true treasure trove for hobbyists, featuring meticulously crafted train model setups reminiscent of Calgary's Heritage Park. Outside, newer decking surrounds the house, leading to a firepit area ideal for entertaining guests. Enjoy breathtaking views from the rooftop patio and embrace the serenity of the peaceful backyard, perfect for starting your own greenhouse or enjoying summer evenings. Located just 3 minutes south of Sirocco Golf

Course, this property offers easy access to leisure activities and stunning sunrises and sunsets from the front deck. With ample yard space for expansion, including the potential to build an additional shop or a secondary suite of up to 1600 sqft with county approval, this home presents endless opportunities for customization and enjoyment. Don't miss out on the chance to make this one-of-a-kind property your own. Schedule your private showing today and experience the allure of countryside living at its finest.

Built in 1974

Essential Information

MLS® #	A2229538
Price	$1,099,000
Bedrooms	2
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	2,423
Acres	2.11
Year Built	1974
Type	Residential
Sub-Type	Detached
Style	Acreage with Residence, Bungalow
Status	Active

Community Information

Address	48010 244 Avenue W
Subdivision	NONE
City	Rural Foothills County
County	Foothills County
Province	Alberta
Postal Code	T1S4C5

Amenities

Parking	Additional Parking, Asphalt, Covered, Double Garage Detached,

Driveway, Enclosed, Garage Door Opener, Heated Garage, Oversized, RV Garage, Secured, Quad or More Attached

# of Garages	8

Interior

Interior Features	Bar, Bathroom Rough-in, Beamed Ceilings, Breakfast Bar, Built-in Features, Closet Organizers, Kitchen Island, Natural Woodwork, No Animal Home, No Smoking Home, Pantry, Separate Entrance, Skylight(s), Soaking Tub, Storage, Vaulted Ceiling(s), Sauna
Appliances	Dishwasher, Electric Stove, Microwave, Range Hood, Refrigerator, Washer/Dryer
Heating	Forced Air, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	3
Fireplaces	Gas, Wood Burning
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	Barbecue, BBQ gas line, Garden, Lighting, Private Yard, Rain Gutters, Storage, Playground
Lot Description	Back Yard, Backs on to Park/Green Space, Corner Lot, Cul-De-Sac, Garden, Landscaped, Many Trees, No Neighbours Behind, Private, Rectangular Lot, Treed, Views
Roof	Asphalt Shingle
Construction	Concrete, Mixed, Stone, Stucco, Wood Frame, Wood Siding, Brick
Foundation	Poured Concrete

Additional Information

Date Listed	June 9th, 2025
Days on Market	30
Zoning	CR

Listing Details

Listing Office	Town Residential