$1,389,000 - 275200 Township Road 233, Rural Rocky View County

MLS® #A2268428

$1,389,000
6 Bedroom, 4.00 Bathroom, 1,829 sqft
Residential on 4.00 Acres

NONE, Rural Rocky View County, Alberta

4 ACRE LOT!! FULLY LANDSCAPED!! OVERSIZED & HEATED TRIPLE ATTACHED GARAGE!! MASSIVE DRIVEWAY FOR RV & TOYS!! SEPARATE WORKSHOP GARAGE (51'x31.2')!! 3400+ SQFT OF LIVING SPACE!! 6 BEDROOMS!! 3.5 BATHS!! This beautiful acreage offers the perfect blend of space, comfort, and functionality! The main floor features a bright living area with a cozy fireplace, a stunning kitchen with a large island, pantry, and custom cabinetry, plus a spacious dining area with access to the deck overlooking your landscaped yard. The PRIMARY BEDROOM includes a 4pc ensuite, walk-in closet, and a private balcony with peaceful backyard views. Two additional bedrooms share a 4pc bath, and thereâ€™s also a convenient 2pc bath and main floor laundry with access to the garage. The OVERSIZED TRIPLE GARAGE is heated with IN-FLOOR HEATING. Electric IN-FLOOR HEATING in every bathroom, the front entrance, and the laundry room â€” adds an extra touch of luxury. The in-floor heated basement includes 3 bedrooms (one currently used as an office), a 3pc bath, a huge recreation area, and ample storage. The SEPARATE WORKSHOP GARAGE (51'x31.2') is built with INSULATED CONCRETE FORMS (ICF) â€” offering superior insulation with NO HEAT LOSS â€” and also features IN-FLOOR HEATING. The

property is surrounded by mature trees and includes a full IRRIGATION SYSTEM with sprinklers around the house for easy maintenance. Located on a CORNER LOT just minutes from Langdon, close to schools, shopping, and everyday amenities â€” this property truly has it all. COUNTRY LIVING WITH CITY CONVENIENCE â€” YOUR DREAM ACREAGE AWAITS!!

Built in 2006

Essential Information

MLS® #	A2268428
Price	$1,389,000
Bedrooms	6
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	1,829
Acres	4.00
Year Built	2006
Type	Residential
Sub-Type	Detached
Style	Acreage with Residence, Bungalow
Status	Active

Community Information

Address	275200 Township Road 233
Subdivision	NONE
City	Rural Rocky View County
County	Rocky View County
Province	Alberta
Postal Code	T1X 0H6

Amenities

Parking	Oversized, Triple Garage Attached, Workshop in Garage
# of Garages	3

Interior

Interior Features	Kitchen Island, Open Floorplan, Pantry, See Remarks, Walk-In Closet(s)
Appliances	Dishwasher, Dryer, Gas Range, Range Hood, Refrigerator, Washer
Heating	Forced Air, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas
Has Basement	Yes
Basement	Full

Exterior

Exterior Features	Balcony, Other
Lot Description	Backs on to Park/Green Space, Landscaped, Many Trees
Roof	Asphalt Shingle
Construction	Stone, Stucco, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	November 3rd, 2025
Days on Market	6
Zoning	Country Residential

Listing Details

Listing Office	Real Broker

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