



GRASSROOTS
REALTY GROUP

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60 Junegrass Terrace
Rural Rocky View County, Alberta

MLS # A2217494



\$1,799,000

Division:	Harmony		
Type:	Residential/House		
Style:	2 Storey		
Size:	3,300 sq.ft.	Age:	2024 (1 yrs old)
Beds:	7	Baths:	3 full / 2 half
Garage:	Driveway, Front Drive, Heated Garage, Triple Garage Attached		
Lot Size:	0.21 Acre		
Lot Feat:	Cul-De-Sac, Front Yard, Level		

Heating:	Forced Air, Heat Pump, Natural Gas, See Remarks	Water:	Public
Floors:	Ceramic Tile, Hardwood, Vinyl Plank	Sewer:	Public Sewer
Roof:	Asphalt	Condo Fee:	-
Basement:	Finished, Full	LLD:	7-25-3-W5
Exterior:	Composite Siding, Concrete, Stone, Wood Frame	Zoning:	DC
Foundation:	Poured Concrete	Utilities:	-
Features:	Ceiling Fan(s), Central Vacuum, Closet Organizers, Double Vanity, High Ceilings, Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan, Pantry, Recessed Lighting, Soaking Tub, Storage, Walk-In Closet(s)		
Inclusions:	Full upgraded appliance package		

Room for Everyone—And Then Some. Unique Heated Bonus Space + 7 Bedrooms in Harmony. And energy efficient too! This is more than just a luxury home—it's built for real family living, with over 5,300 sq. ft. of total usable space including a rare 700 sq. ft. heated bonus area tucked beneath the garage. Whether you dream of a home theatre, kids's playroom, fitness studio, or multi-generational suite, this space gives you options you won't find elsewhere. This 7-bedroom, 4-bathroom custom-built home offers thoughtful design throughout: a vaulted bonus room above the triple garage, 10's ceilings on the main and basement levels, 9's upstairs, and elegant quartz surfaces everywhere. The chef's kitchen features a Wolf gas range, Sub-Zero fridge, spice kitchen, warming and cooling drawers, and custom hood fan—perfect for family dinners or entertaining friends. The primary suite offers a peaceful retreat with a vaulted ceiling, spa-style ensuite (heated floors, air jet tub, large walk-in shower), and a generous walk-in closet. The finished basement includes a large rec room with a wet bar, 3 bedrooms, and a full bath—ideal for teens, guests, or extended family. Energy-efficient features like extra insulation, AeroBarrier sealing, and air source heat pumps make this home as smart as it is beautiful. Pre-wired for security, EV, internet, and solar. Located in Harmony, with unobstructed mountain views and easy access to lakes, parks, and golf. A rare chance to own a truly flexible, future-ready family home.