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270139 Inverlake Road Rural Rocky View County, Alberta

MLS # A2256348



\$1,150,000

Division:	NONE				
Type:	Residential/House				
Style:	Acreage with Residence, Bungalow				
Size:	2,007 sq.ft.	Age:	1960 (65 yrs old)		
Beds:	5	Baths:	2		
Garage:	Additional Parking, Double Garage Detached, Driveway, Oversized, See F				
Lot Size:	5.29 Acres				
Lot Feat:	Back Yard, Front Yard, No Neighbours Behind				

Heating:	Forced Air	Water:	Well
Floors:	Carpet, Tile, Vinyl	Sewer:	Septic Tank
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full	LLD:	-
Exterior:	Stucco, Wood Frame	Zoning:	RG
Foundation:	Poured Concrete	Utilities:	Electricity Connected, Electricity Paid For, Natural 0

Features: Built-in Features, Ceiling Fan(s), Separate Entrance, Storage

Inclusions: na

Welcome to this exceptional Newly Renovated acreage property in Rural Rocky View County, offering the perfect blend of comfort, space, and functionality. Situated on a beautifully maintained parcel, this property is highlighted by an incredible 4,000 sq. ft. shop featuring 16'x12' overhead doors, 100-amp service, fully insulated, drywalled, and painted interiors—ideal for business, storage, or hobby use. In addition, you'll find a 36'x24' detached garage providing even more vehicle and equipment space. The home itself is a fully developed bungalow offering nearly 2,000 sq. ft. on the main level plus a finished basement, making it perfect for families of all sizes (4000 sqft of living space). The main floor hosts 3 spacious bedrooms plus a den, ideal for a home office or flex space, while the lower level adds 2 additional bedrooms and generous living areas, ensuring plenty of room for everyone. This property truly combines country living with practicality, making it a rare opportunity for those seeking both a comfortable family home and exceptional shop space in the highly desirable Rocky View area.