



GRASSROOTS
REALTY GROUP

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203 Highlands Close
Desert Blume, Alberta

MLS # A2257919



\$1,100,000

Division:	NONE		
Type:	Residential/House		
Style:	2 Storey		
Size:	2,924 sq.ft.	Age:	2013 (12 yrs old)
Beds:	4	Baths:	3 full / 1 half
Garage:	Concrete Driveway, Driveway, Triple Garage Attached		
Lot Size:	0.11 Acre		
Lot Feat:	Backs on to Park/Green Space, Close to Clubhouse		

Heating:	Forced Air	Water:	-
Floors:	Carpet, Hardwood, Tile	Sewer:	-
Roof:	Clay Tile	Condo Fee:	-
Basement:	Full	LLD:	11-12-6-W4
Exterior:	Stucco	Zoning:	RRR, Recreation/Residenti
Foundation:	Poured Concrete	Utilities:	-

Features: Built-in Features, Chandelier, Closet Organizers, Double Vanity, Granite Counters, High Ceilings, Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan, Pantry, Soaking Tub

Inclusions: Fridge & Freezer in Kitchen, Gas Stove, Built in Microwave, Built in Wall Oven, Hood Fan, Fridge in Pantry (as is), Wine Fridge, (as is), Dishwasher, Washer, Dryer, 6 TV's and Wall Mounts, Built in Speakers (as is), 4 Garage Door Remotes, Trampoline, Table in Office, Security System (as is)

Welcome to a stunning executive residence that perfectly blends luxury, comfort, and location. Situated on a premium lot with breathtaking golf course views, this 4 bedroom, 2 Storey home offers 2924 SqFt above grade plus a fully developed walk-out basement, creating an impressive total living space of 4230 SqFt. From the moment you step inside, you'll notice the refined finishes and attention to detail including rich maple cabinetry, granite countertops, and a thoughtfully designed floor plan that balances elegance with everyday function. The main level showcases a chef's kitchen with a large island, premium appliances and a butlers pantry. The kitchen opens seamlessly to the living and dining areas where oversized windows frame the breathtaking backdrop. Off the grand front entrance is a large office with custom built-in cabinetry and a matching executive desk. A functional mudroom, well-equipped laundry room with sink and folding counter, and a spacious half bath complete the main floor. The upper level offers three generously sized bedrooms, including a luxurious primary suite with dual walk-in closets and a spa-inspired ensuite featuring double sinks, a freestanding soaker tub, and walk-in shower. The walk-out basement adds exceptional versatility with a fourth bedroom, a large family room, a dedicated games area, and a private fitness room. Additional highlights include a massive triple-car garage, impeccable curb appeal, and a location that puts the golf course right in your backyard. Whether you're entertaining guests, enjoying quiet evenings, or simply taking in the views, this exceptional property delivers on every level. With its prime location, high end features, and sophisticated design, this is more than a home - it's a lifestyle.

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