



GRASSROOTS
REALTY GROUP

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733 Serenity Bend
Rural Foothills County, Alberta

MLS # A2258730



\$1,595,000

Division:	NONE		
Type:	Residential/Duplex		
Style:	Attached-Side by Side, Bungalow		
Size:	1,746 sq.ft.	Age:	2025 (0 yrs old)
Beds:	3	Baths:	2 full / 1 half
Garage:	Aggregate, Double Garage Attached, Driveway, Garage Door Opener, Garage		
Lot Size:	0.12 Acre		
Lot Feat:	Back Yard, Landscaped, Private		

Heating:	High Efficiency, In Floor, Fireplace(s), Forced Air, Heat Pump, Natural Gas	Water:	Public
Floors:	Carpet, Ceramic Tile, Hardwood	Sewer:	Public Sewer
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full	LLD:	5-22-29-W4
Exterior:	Brick, ICFs (Insulated Concrete Forms), Stucco, Wood Frame	Zoning:	RMF
Foundation:	ICF Block	Utilities:	-
Features:	Bar, Beamed Ceilings, Chandelier, Double Vanity, Elevator, High Ceilings, Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan, Pantry, Quartz Counters, Recessed Lighting, See Remarks, Soaking Tub, Sump Pump(s), Vinyl Windows, Walk-In Closet(s), Wet Bar		
Inclusions:	See appliances		

Experience over 3,200 sq. ft. of luxury living in this executive villa featuring 3 bedrooms, 2.5 bathrooms, a 3-stop elevator, golf simulator room, and an oversized double garage. The open-concept main floor showcases engineered wide-plank hardwood, custom tile, 10' ceilings, and a spacious great room with large sliding doors leading to a covered rear deck and private fenced yard. The chef-inspired kitchen boasts all KitchenAid appliances, including a six-burner gas cooktop, custom hood fan, refrigerator/freezer, dishwasher, and built-in oven with convection microwave. A home office with beam detailing adds style and functionality. The primary suite offers a spa-inspired 5-piece ensuite with heated floors, freestanding soaker tub, oversized shower, and a custom walk-in closet. The fully finished basement features a large rec room, two bedrooms, full bath, and a dedicated golf simulator space. Additional highlights include Tilt and turn triple glazed windows Solar panels as a standard, EV charger ready, a high-efficiency furnace, heat pump, air conditioning, and radiant in-floor heating. Discover refined living at 733 Serenity Bend—schedule your private showing today!