



**56 Albright Drive NW  
Rural Rocky View County, Alberta**

**MLS # A2283102**



**\$644,900**

<b>Division:</b>	Harmony	
<b>Type:</b>	Residential/Duplex	
<b>Style:</b>	2 Storey, Attached-Side by Side	
<b>Size:</b>	1,941 sq.ft.	<b>Age:</b> 2026 (0 yrs old)
<b>Beds:</b>	3	<b>Baths:</b> 2 full / 1 half
<b>Garage:</b>	Double Garage Attached	
<b>Lot Size:</b>	0.07 Acre	
<b>Lot Feat:</b>	Backs on to Park/Green Space, Other	

<b>Heating:</b>	Forced Air	<b>Water:</b>	Public
<b>Floors:</b>	Carpet, Vinyl	<b>Sewer:</b>	Public Sewer
<b>Roof:</b>	Asphalt Shingle	<b>Condo Fee:</b>	-
<b>Basement:</b>	Full	<b>LLD:</b>	-
<b>Exterior:</b>	Vinyl Siding, Wood Frame	<b>Zoning:</b>	VR-4
<b>Foundation:</b>	Poured Concrete	<b>Utilities:</b>	-
<b>Features:</b>	Double Vanity, High Ceilings, Kitchen Island, Open Floorplan, Stone Counters, Vinyl Windows, Walk-In Closet(s)		

**Inclusions:** N/A

Welcome to 56 Albright Drive, presented by Genesis Builder Group, scheduled for completion in June 2026. Offering over 1900 sq ft of beautifully designed space with 3 bedrooms, 2.5 bathrooms, on a desirable lot backing onto a walking path. Stepping inside to 9' ceilings, luxury vinyl plank flooring that spans the open concept main floor. The spacious kitchen is equipped with stainless steel appliances and a central island with an adjacent dining room, making it ideal for entertaining guests or enjoying family meals. The living room, with its inviting focal-point fireplace, is a space to unwind, and it seamlessly flows into your outdoor space, where a completed deck off the living area provides a perfect spot for outdoor relaxation. A convenient powder room completes the main level. Upstairs, a central bonus room offers separation from the primary suite and additional bedrooms. The primary bedroom boasts an ensuite bathroom with dual sinks, a soaker tub, a separate shower and a spacious walk-in closet, offering a private retreat. Two further bedrooms are generously sized, featuring their own walk-in closets and are complemented by a four-piece bathroom and an upstairs laundry for added convenience. Located in the vibrant community of Harmony, residents enjoy a wealth of amenities and outdoor recreational opportunities. The community features scenic walking trails, parks, and access to various recreational facilities, fostering an active and connected lifestyle. With its excellent location, Harmony offers easy access to shopping, dining, and entertainment, making it an ideal place to settle down or invest in your future. Don't miss the opportunity to own a brand new home in this thriving community. \*Photos are representative and are from a previous model. RMS has been converted from the builder's blueprints, and taxes are to be assessed.