



235006 Range Road 242
Rural Wheatland County, Alberta

MLS # A2122770



\$1,295,000

Division:	NONE		
Type:	Residential/House		
Style:	2 Storey, Acreage with Residence		
Size:	6,313 sq.ft.	Age:	2010 (14 yrs old)
Beds:	3	Baths:	3 full / 1 half
Garage:	Electric Gate, Oversized, Parking Pad, Unpaved		
Lot Size:	5.28 Acres		
Lot Feat:	Gazebo, Garden, Greenbelt, Landscaped, Private, Treed		

Heating:	Forced Air, Natural Gas	Water:	Well
Floors:	Carpet, Hardwood, Tile	Sewer:	Septic Tank
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Finished, Full	LLD:	34-23-24-W4
Exterior:	Stucco, Wood Frame	Zoning:	1
Foundation:	Poured Concrete	Utilities:	-

Features: Bar, Beamed Ceilings, Bookcases, Built-in Features, Ceiling Fan(s), Central Vacuum, Chandelier, Crown Molding, Double Vanity, Elevator, High Ceilings, Jetted Tub, Kitchen Island, No Smoking Home, Open Floorplan, Skylight(s), Storage, Vaulted Ceiling(s), Walk-In Closet(s)

Inclusions: hot tub, tv's and brackets, basement desk and library, cold storage shelving

MASSIVE two-story estate property nestled on 5.28 acres of land in Wheatland County. Located just 10 minutes east of Strathmore close to Eagle Lake with stunning views of the countryside and mountains. This home features over 8900 sq ft of total living space, a 3-story elevator, 5 fireplaces, 16 skylights, vaulted ceilings, floor-to-ceiling windows, handcrafted columns, air conditioning, central vac, gated entry, and perimeter security. Upon entry to the main level, a grand foyer welcomes you, leading to a family room, a games room with built-in hot tub, a guest bedroom with private entrance, and a full bathroom. Ascend the curved staircase to the upper level where the open concept floorplan, vaulted ceilings and wall of windows will take your breath away. Here, a spacious living room, half bathroom, custom kitchen, and dining area with tons of natural light await. The master bedroom retreat boasts an ensuite with spa shower and jetted tub, as well as a walk-in closet with built-in laundry. Descend via the elevator or staircase to the basement to discover an office/library, media room, an additional bedroom, half bathroom, and cold storage. Outside, a gated entrance leads to a tree lined driveway and parking area for up to 10 vehicles. The 1800 sq ft wrap-around deck, finished with a low maintenance epoxy coat and gas BBQ hookups, offers panoramic views of your property. Extensive landscaping with hundreds of mature trees, underground irrigation, a babbling brook, a pond with a bridge, and a gazebo. Outbuildings and enclosures suitable for small hobby farm. Brand new septic tank has just been installed. The potential with this property is limitless. Perfect for a large family or multigenerational living. This private oasis is truly unique and ready for new owners to move in and enjoy.