



142 Cottageclub Court
Rural Rocky View County, Alberta

MLS # A2131021



\$639,000

Division:	Cottage Club at Ghost Lake		
Type:	Residential/House		
Style:	Bungalow		
Size:	765 sq.ft.	Age:	2024 (0 yrs old)
Beds:	1	Baths:	1 full / 1 half
Garage:	Off Street		
Lot Size:	0.14 Acre		
Lot Feat:	Cul-De-Sac, Pie Shaped Lot		

Heating:	Forced Air, Natural Gas	Water:	Other, Private
Floors:	Vinyl Plank	Sewer:	Holding Tank
Roof:	Asphalt Shingle	Condo Fee:	\$ 227
Basement:	Full, Unfinished	LLD:	13-26-6-W5
Exterior:	Cement Fiber Board, Wood Frame	Zoning:	DC123
Foundation:	Poured Concrete	Utilities:	-
Features:	Breakfast Bar, Kitchen Island, Open Floorplan, Quartz Counters, Recessed Lighting, Vinyl Windows		

Inclusions: Recreational Centre Wristbands

Nestled in the serene environment of CottageClub Ghost Lake, this pre-construction bungalow offers an unparalleled blend of luxury, comfort, and natural beauty, all under \$650K. Designed with meticulous attention to detail, this property is the epitome of modern living in a tranquil setting. Upon entering, you are greeted by a stunning open-concept layout that seamlessly integrates the living, and kitchen areas, creating an expansive space for relaxation and entertainment. Large windows facing South flood the interior with natural light, enhancing the sense of space and connection to the outdoors. The primary suite is a masterpiece of design, offering generous space, ensuring a private haven of comfort. Complemented by a half bath near the front door the layout is devised with functionality and sense of location in mind. One of the most captivating features of this bungalow is its potential for customization. The basement offers a unique opportunity to add two more bedrooms and an additional bathroom (not included in current price), allowing you to tailor the space to your lifestyle needs. Whether you're looking to create a guest suite, a home office, or a recreational area, the possibilities are endless. Situated at CottageClub Ghost Lake, this property promises more than just a home; it offers a lifestyle. The location combines the tranquility of lakeside living with the convenience of being close to urban amenities. Whether you're an outdoor enthusiast or seeking a peaceful retreat, this location caters to all desires. This bungalow is not just a house; it's a gateway to a life of luxury and tranquility. With its functional and flexible design, prime location, and affordable price point, it represents an incredible opportunity to own a piece of paradise at CottageClub Ghost Lake. Don't miss the chance to make this dream home yours.