



GRASSROOTS
REALTY GROUP

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456 Cottageclub Cove
Rural Rocky View County, Alberta

MLS # A2207399



\$829,000

Division:	Cottage Club at Ghost Lake		
Type:	Residential/House		
Style:	1 and Half Storey		
Size:	1,110 sq.ft.	Age:	2014 (11 yrs old)
Beds:	3	Baths:	3
Garage:	Off Street		
Lot Size:	0.11 Acre		
Lot Feat:	Sloped		

Heating:	In Floor, Electric, Hot Water, Wood Stove	Water:	Private
Floors:	Carpet, Ceramic Tile, Vinyl	Sewer:	Holding Tank
Roof:	Asphalt Shingle	Condo Fee:	\$ 247
Basement:	Finished, Full, Walk-Out To Grade	LLD:	13-26-6-W5
Exterior:	Composite Siding	Zoning:	DC123
Foundation:	Poured Concrete	Utilities:	-
Features:	Granite Counters, High Ceilings, Kitchen Island, Skylight(s), Vaulted Ceiling(s)		

Inclusions: All TV Mounts, Camera System + Hardware, Bidet, Outdoor steam shower

TURN KEY. This Cottage comes FULLY Furnished with 180K in UPGRADES!!!! Experience the ultimate CottageClub lifestyle at Ghost Lake! This beautifully designed property offers modern comfort surrounded by breathtaking mountain views and lake access. The large deck area offers the perfect space for outdoor entertaining or enjoying your morning coffee. Featuring an open-concept living space, high vaulted ceilings, skylights and a cozy fireplace, 3 bedrooms, 3 bathrooms with steam shower, outdoor shower, walk out luxury basement with epoxy in-floor heating and built in surround sound. This home is perfect for entertaining or relaxing after a day of adventure. Enjoy exclusive community amenities—private beach, boat launch, tennis courts, clubhouse, and more—all within 45 minutes of Calgary and Canmore. Whether you're looking for a weekend escape or full-time retreat, this home delivers the perfect balance of nature and luxury. capture breathtaking views of the surrounding landscape? Book your private showing today and discover why CottageClub is Alberta's best-kept secret!"