

# \$900,000 - 338123 80 Street E, Rural Foothills County

MLS® #A2256287

**\$900,000**

4 Bedroom, 3.00 Bathroom, 1,784 sqft

Residential on 4.87 Acres

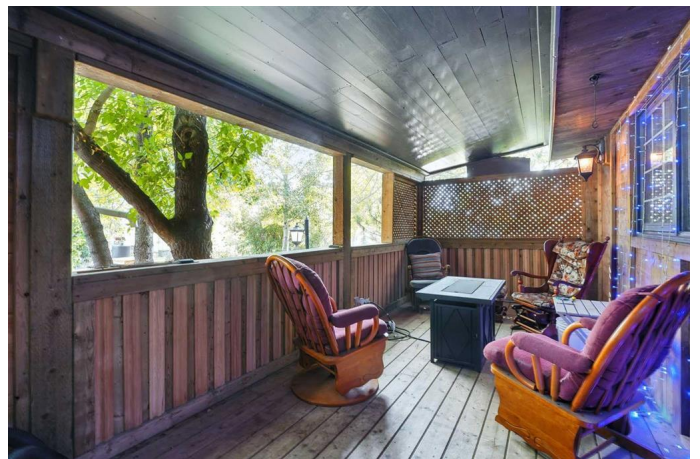
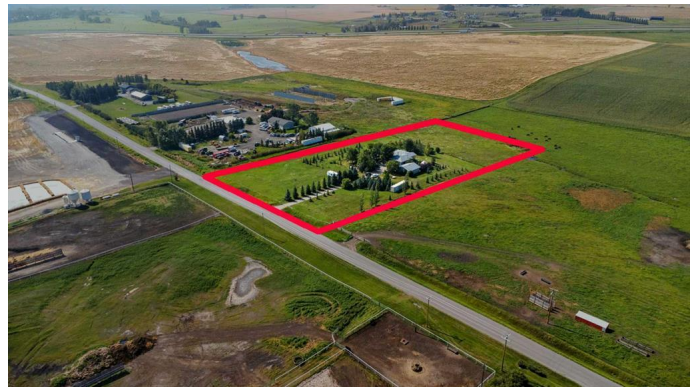
NONE, Rural Foothills County, Alberta

Nestled on just under 5 acres, this beautiful property offers the perfect blend of privacy and convenience. Surrounded by mature trees in a tranquil setting, you'll feel worlds away while being only 5 minutes to Okotoks and 15 minutes to Calgary.

The spacious **walk-out bungalow** boasts over **1,700 sq. ft. of living space** on the main level, highlighted by a cozy **wood-burning fireplace** that anchors the living room. Large windows bring in plenty of natural light and frame views of the serene landscape.

Comfort and efficiency are top of mind with **in-floor heating** in both the basement and garage, plus a **newer furnace and hot water tank** for peace of mind. The **oversized heated garage** provides ample room for vehicles, tools, and storage.

Whether you're looking to embrace country living, enjoy outdoor hobbies, or simply relax in a peaceful setting close to the city, this acreage has it all.



## Essential Information

MLS® # A2256287

Price \$900,000

|                |                                  |
|----------------|----------------------------------|
| Bedrooms       | 4                                |
| Bathrooms      | 3.00                             |
| Full Baths     | 3                                |
| Square Footage | 1,784                            |
| Acres          | 4.87                             |
| Type           | Residential                      |
| Sub-Type       | Detached                         |
| Style          | Acreage with Residence, Bungalow |
| Status         | Active                           |

### Community Information

|             |                        |
|-------------|------------------------|
| Address     | 338123 80 Street E     |
| Subdivision | NONE                   |
| City        | Rural Foothills County |
| County      | Foothills County       |
| Province    | Alberta                |
| Postal Code | T0L 0X0                |

### Amenities

|              |                        |
|--------------|------------------------|
| Parking      | Double Garage Detached |
| # of Garages | 2                      |

### Interior

|                   |                                                                                       |
|-------------------|---------------------------------------------------------------------------------------|
| Interior Features | Ceiling Fan(s), Closet Organizers, Laminate Counters                                  |
| Appliances        | Dishwasher, Dryer, Electric Stove, Range Hood, Refrigerator, Washer, Window Coverings |
| Heating           | In Floor, Fireplace(s), Forced Air, Natural Gas                                       |
| Cooling           | None                                                                                  |
| Fireplace         | Yes                                                                                   |
| # of Fireplaces   | 2                                                                                     |
| Fireplaces        | Gas, Wood Burning                                                                     |
| Has Basement      | Yes                                                                                   |
| Basement          | Finished, Full                                                                        |

### Exterior

|                   |                                  |
|-------------------|----------------------------------|
| Exterior Features | Fire Pit, Private Yard           |
| Lot Description   | Fruit Trees/Shrub(s), Many Trees |
| Roof              | Asphalt Shingle                  |
| Construction      | Wood Frame                       |

Foundation                      Wood

**Additional Information**

Date Listed                      September 12th, 2025  
Days on Market                38  
Zoning                              CR

**Listing Details**

Listing Office                    CIR Realty

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