

# \$1,849,000 - 211 Street W, Rural Foothills County

MLS® #A2211339

**\$1,849,000**

4 Bedroom, 3.00 Bathroom, 1,535 sqft  
Residential on 7.03 Acres

NONE, Rural Foothills County, Alberta

## TWO RESIDENCES – ONE INCREDIBLE PROPERTY!

If you're looking for privacy, space, and versatility, this stunning 7-acre property offers two separate residences, expansive workshop spaces, and modern upgrades, all tucked away in a peaceful, secluded setting. With a private entrance, you won't see any neighbors or even the highway, ensuring complete privacy and tranquility.

## TWO HOMES – ENDLESS POSSIBILITIES

The main home is warm and inviting, featuring 4 spacious bedrooms, 2.5 bathrooms, and a charming wood-burning fireplace. Thoughtfully updated, it includes new flooring (2020), an updated bathroom (2024), and a new water softener (2024). The septic system was serviced in March 2025.

The second residence, a garage suite built in 2020, is a beautifully designed passive 2-bedroom, 1-bathroom home with concrete floors, triple-pane windows, and solar panels. This modern and energy-efficient space is perfect for extended family, guests, or rental income.

## PRIVATE & FUNCTIONAL OUTDOOR SPACE

The property is fully set up for country living, with full fencing for horses and a separate fenced dog yard, making it ideal for animal lovers. The landscaping was updated in 2023, creating a serene retreat with a ceremony spot for special gatherings and a wood-burning sauna, perfect for unwinding after a long day.



EXPANSIVE OUTBUILDINGS &  
WORKSPACES

For those who need workspace or storage, the property includes a massive 10,000 sq. ft. quonset and a 1,000 sq. ft. insulated and heated garage (2020), ensuring comfort and functionality year-round. The property also includes an 800 sq. ft woodshop (which was once a horse stable).

This property offers a rare combination of complete privacy, two residences, income potential, and a vast workspace all in a peaceful and secure setting. Donâ€™t miss the chance to own this truly special acreage.

Built in 1976

Essential Information

|                |                                  |
|----------------|----------------------------------|
| MLS® #         | A2211339                         |
| Price          | \$1,849,000                      |
| Bedrooms       | 4                                |
| Bathrooms      | 3.00                             |
| Full Baths     | 2                                |
| Half Baths     | 1                                |
| Square Footage | 1,535                            |
| Acres          | 7.03                             |
| Year Built     | 1976                             |
| Type           | Residential                      |
| Sub-Type       | Detached                         |
| Style          | Acreage with Residence, 2 Storey |
| Status         | Active                           |

Community Information

|             |                        |
|-------------|------------------------|
| Address     | 211 Street W           |
| Subdivision | NONE                   |
| City        | Rural Foothills County |
| County      | Foothills County       |
| Province    | Alberta                |
| Postal Code | T1S2Y5                 |

Amenities

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

### Interior

|                   |   |
|-------------------|---|
| Interior Features | Beamed Ceilings, High Ceilings                        |
| Appliances        | Electric Stove, Refrigerator, Washer/Dryer, Microwave |
| Heating           | Central   |
| Cooling           | Central Air   |
| Fireplace         | Yes   |
| # of Fireplaces   | 1   |
| Fireplaces        | Wood Burning  |
| Has Basement      | Yes   |
| Basement          | Finished, Full  |

### Exterior

|                   |  |
|-------------------|--|
| Exterior Features | Dog Run, Fire Pit, Lighting, Outdoor Grill |
| Lot Description   | Treed                                      |
| Roof              | Asphalt Shingle                            |
| Construction      | Wood Siding                                |
| Foundation        | Poured Concrete                            |

### Additional Information

|                |                  |
|----------------|------------------|
| Date Listed    | April 13th, 2025 |
| Days on Market | 64               |
| Zoning         | CR               |

### Listing Details

|                |                  |
|----------------|------------------|
| Listing Office | Onyx Realty Ltd. |
|----------------|------------------|

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