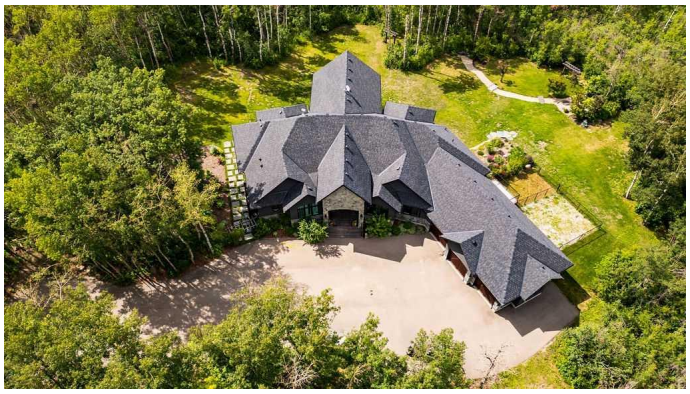
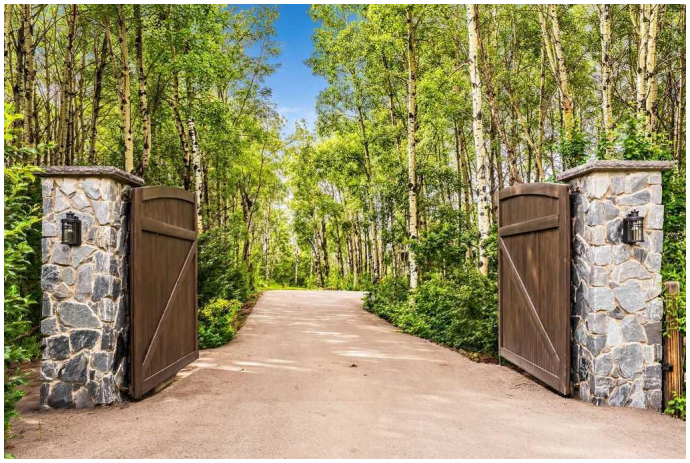
$2,695,000 - 274097 Haven's Gate E, Rural Foothills County

MLS® #A2236084

$2,695,000
3 Bedroom, 2.00 Bathroom, 3,428 sqft
Residential on 3.16 Acres

NONE, Rural Foothills County, Alberta





Surrounded by an environmental reserve on both the rear and side of the property, this spacious executive bungalow with walk-out basement is tucked into a beautifully treed 3.16-acre lot, making it a secluded and tranquil homestead. This property is only 10 minutes from the Town of Okotoks and only 14 minutes to Calgary's South Health Campus Hospital, making all amenities just a short distance away.
The home is stunning and boasts 3,400 sq ft of impeccably finished living space on the main floor, featuring 3+ bedrooms and remarkable 12-foot high ceilings in the main area, with 10-foot ceilings throughout the rest of the rooms. The spacious main area is perfect for entertaining family and friends, highlighted by expansive windows that bring in natural light and breathtaking views.
The gourmet kitchen is equipped with everything a chef could desire, including a massive gas stove with grill, built-in wall oven and warming drawer, and both a full-size built-in fridge and freezer encased in clear maple-stained facades and trim. A huge walk-in pantry off the dining area completes this culinary dream.
The private primary suite, accessible through double doors, features a gas fireplace surrounded by sandblasted Italian marble, large windows overlooking the Feng Shui Garden and Rocky Mountains, and a spa-like

bathroom with marble tiles, a massive soaker tub next to an oversized picture window, a glass-enclosed shower, double vanity with ample storage, and a huge walk-in closet with interior lit built-in glass-front cabinets. The primary bedroom has a door that opens out to the expansive covered rear deck that wraps across the back of the main floor to the dining room entrance.

The undeveloped walk-out basement, with 10-foot ceilings, is ready for customization. With roughed-in plumbing for 3 bathrooms and a separate furnace, this basement presents the perfect opportunity to create a home theater, games room, additional bedrooms, or a secondary suite for multi-generational living (upon approval from Foothills County). There are 2 exterior doors that lead out to a stamped concrete patio that is covered by a pine ceiling fit with pot lights.

This impressive acreage property is gated with a paved driveway leading to a 3-car oversized garage and additional RV parking along with a fenced-in dog run that is conveniently located behind the garage.

Don't miss the chance to own this exquisite executive bungalow in Havenâ€™s Gate, where luxury meets nature.

Built in 2018

Essential Information

MLS® #	A2236084
Price	$2,695,000
Bedrooms	3
Bathrooms	2.00
Full Baths	2
Square Footage	3,428
Acres	3.16
Year Built	2018
Type	Residential

Sub-Type	Detached
Style	Bungalow, Acreage with Residence
Status	Active

Community Information

Address	274097 Haven's Gate E
Subdivision	NONE
City	Rural Foothills County
County	Foothills County
Province	Alberta
Postal Code	T1S 4Y7

Amenities

Parking	Garage Door Opener, Garage Faces Front, Electric Gate, Paved, RV Access/Parking, Triple Garage Attached
# of Garages	3

Interior

Interior Features	Built-in Features, Ceiling Fan(s), Closet Organizers, Double Vanity, Granite Counters, High Ceilings, Kitchen Island, Open Floorplan, Pantry, Recessed Lighting, See Remarks, Soaking Tub, Walk-In Closet(s), Bathroom Rough-in, Bookcases, Crown Molding
Appliances	Built-In Refrigerator, Central Air Conditioner, Convection Oven, Dishwasher, Humidifier, Microwave, Oven-Built-In, Range Hood, Washer/Dryer, Water Softener, Built-In Freezer, Built-In Gas Range, Gas Water Heater, Warming Drawer
Heating	Forced Air, Natural Gas
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	2
Fireplaces	Gas, Living Room, Master Bedroom
Has Basement	Yes
Basement	Full, Unfinished, Walk-Out

Exterior

Exterior Features	Garden, Dog Run
Lot Description	Garden, Landscaped, No Neighbours Behind, Private, See Remarks, Views, Dog Run Fenced In, Environmental Reserve, Paved, Treed
Roof	Asphalt Shingle
Construction	Mixed, Stone, Wood Frame

Foundation	Poured Concrete

Additional Information

Date Listed	July 3rd, 2025
Days on Market	29
Zoning	CR

Listing Details

Listing Office	CIR Realty

Data is supplied by Pillar 9â„¢ MLSÂ® System. Pillar 9â„¢ is the owner of the copyright in its MLSÂ® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLSÂ®, Multiple Listing ServiceÂ® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.