

\$769,000 - 97 Manyhorses Drive, Rural Rocky View County

MLS® #A2194349

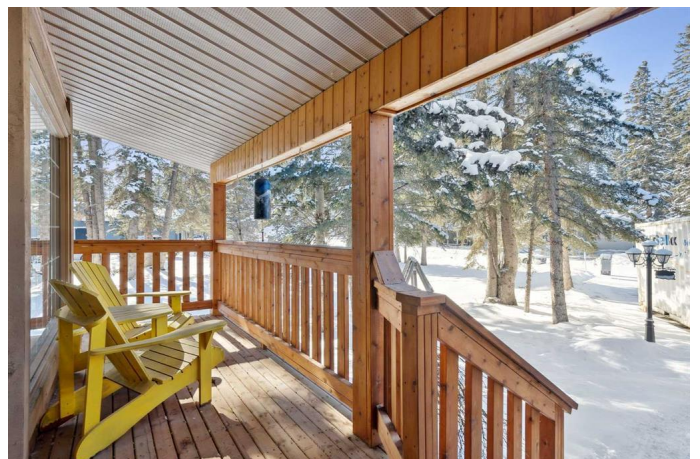
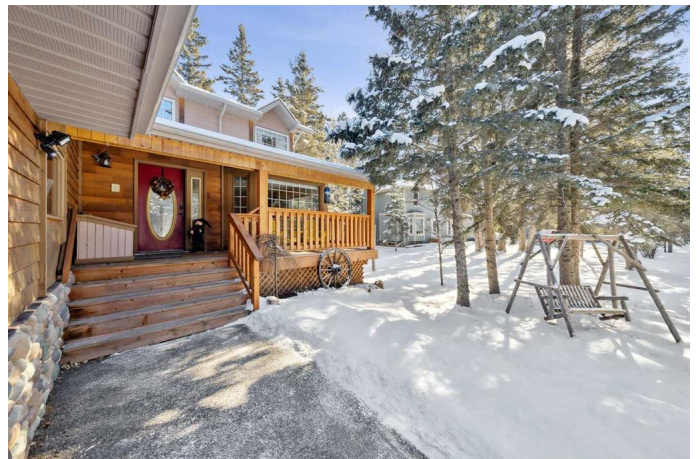
\$769,000

3 Bedroom, 4.00 Bathroom, 1,888 sqft
Residential on 0.60 Acres

Redwood Meadows, Rural Rocky View
County, Alberta

****DOUBLE OPEN HOUSE SUNDAY MARCH**

23rd 1-4:30 pm** Lovely, updated home available in the desirable family community of Redwood Meadows. This two-story home is located on one of the largest lots in the community- has cedar and stone accents, a covered front porch and large back deck, an extended garage with attached dog-run, and huge treed backyard. The main floor opens onto a large family room and dining area next to the kitchen with stainless-steel appliances, island, pantry and breakfast nook. There is also a comfortable living room with beautiful river-rock fireplace, a convenient 2-piece bath and a large mudroom with main floor laundry. Upstairs is a large primary suite with walk-in closet and attached 4-piece ensuite with corner soaker tub. There are two more good sized bedrooms with large windows and another 4-piece bath. The basement is fully developed with a huge rec-room area that could be used so many different ways, a den that is currently being used as a guest bedroom, and another full bath. The garage has been extended by 8 feet (perfect for larger vehicles or a workshop area), and is insulated and heated. Other updates include triple-pane windows, a shed with power, outdoor furnace and air-conditioner, and hardwood flooring. Redwood Meadows has access to great schools, many playgrounds and recreational



opportunities (golf, tennis, fishing, hiking, biking, hockey, x-country ski and disc-golf), and is only 25 minutes from Calgary and 8 minutes from the charming town of Bragg Creek.

Built in 1992

Essential Information

| | |
|----------------|-------------|
| MLS® # | A2194349 |
| Price | \$769,000 |
| Bedrooms | 3 |
| Bathrooms | 4.00 |
| Full Baths | 3 |
| Half Baths | 1 |
| Square Footage | 1,888 |
| Acres | 0.60 |
| Year Built | 1992 |
| Type | Residential |
| Sub-Type | Detached |
| Style | 2 Storey |
| Status | Active |

Community Information

| | |
|-------------|-------------------------|
| Address | 97 Manyhorses Drive |
| Subdivision | Redwood Meadows |
| City | Rural Rocky View County |
| County | Rocky View County |
| Province | Alberta |
| Postal Code | T3Z 1A1 |

Amenities

| | |
|----------------|--|
| Parking Spaces | 4 |
| Parking | Double Garage Attached, Insulated, Oversized |
| # of Garages | 2 |

Interior

| | |
|-------------------|---|
| Interior Features | Ceiling Fan(s), Closet Organizers, Jetted Tub, Kitchen Island, Pantry, Soaking Tub, Walk-In Closet(s) |
|-------------------|---|

| | |
|-----------------|--|
| Appliances | Dishwasher, Dryer, Electric Stove, Garage Control(s), Garburator, Range Hood, Refrigerator, Washer |
| Heating | Forced Air |
| Cooling | Central Air |
| Fireplace | Yes |
| # of Fireplaces | 1 |
| Fireplaces | Wood Burning |
| Has Basement | Yes |
| Basement | Finished, Full |

Exterior

| | |
|-------------------|--|
| Exterior Features | Dog Run |
| Lot Description | Back Yard, Backs on to Park/Green Space, Dog Run Fenced In, Irregular Lot, Lawn, Low Maintenance Landscape, Many Trees, No Neighbours Behind |
| Roof | Asphalt Shingle |
| Construction | Wood Frame, Wood Siding |
| Foundation | Wood |

Additional Information

| | |
|----------------|---------------------|
| Date Listed | February 19th, 2025 |
| Days on Market | 39 |
| Zoning | RC1 |

Listing Details

| | |
|----------------|----------------------|
| Listing Office | MaxWell Canyon Creek |
|----------------|----------------------|

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