# \$2,199,999 - 17 Silverhorn Park, Rural Rocky View County

MLS® #A2190414

\$2,199,999

5 Bedroom, 4.00 Bathroom, 2,449 sqft Residential on 1.46 Acres

Bearspaw\_Calg, Rural Rocky View County, Alberta

**OPEN HOUSE SUNDAY JULY 13TH** 3PM-5PM. This brand-new bungalow in the prestigious Silverhorn community offers over 4,500 square feet of luxury living on a stunning acreage. With five spacious bedrooms, including a main-level primary suite, guest bedroom and office that can easily function as another bedroom, this home is designed for both functionality and style. The open-concept floor plan features a stunning kitchen with floor-to-ceiling cabinetry, a large island, and high-end stainless-steel appliances, including a gas range with six burners and full-sized fridge and freezer. Entertain with ease in the expansive lower level, complete with a wet bar, theatre room, gym, and plenty of space for a games room and family room. The home's large windows fill the space with natural light, offering beautiful South-facing views and seamless indoor-outdoor living with a covered deck and exposed aggregate patio. Enjoy the convenience of a triple-car heated garage, high ceilings, designer lighting, and exquisite finishes throughout, including a spa-like primary ensuite with a steam shower, soaker tub, and a massive walk-in closet. Located just under 30 minutes to downtown, this home is a rare move-in-ready gem in a sought-after location.







## **Essential Information**

MLS® # A2190414 Price \$2,199,999

Bedrooms 5
Bathrooms 4.00
Full Baths 3
Half Baths 1

Square Footage 2,449
Acres 1.46
Year Built 2024

Type Residential Sub-Type Detached

Style Acreage with Residence, Bungalow

Status Active

# **Community Information**

Address 17 Silverhorn Park
Subdivision Bearspaw\_Calg

City Rural Rocky View County

County Rocky View County

Province Alberta
Postal Code T3R1C9

#### **Amenities**

Amenities Other, Park

Parking Spaces 6

Parking Triple Garage Attached

# of Garages 3

#### Interior

Interior Features Bar, Built-in Features, Closet Organizers, Double Vanity, High Ceilings,

Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan, Recessed Lighting, Soaking Tub, Storage, Walk-In Closet(s), Wet Bar,

See Remarks

Appliances Dishwasher, Garage Control(s), Gas Range, Microwave, Range Hood,

Refrigerator, Washer/Dryer, Bar Fridge, Freezer

Heating In Floor, Fireplace(s), Forced Air

Cooling Rough-In

Fireplace Yes

# of Fireplaces

Fireplaces Gas, Great Room

Has Basement Yes

Basement Finished, Full

## **Exterior**

Exterior Features Lighting

Lot Description Back Yard, Landscaped, Private, Open Lot

Roof Asphalt Shingle

Construction Concrete, Stucco, Mixed, Stone

Foundation Poured Concrete

## **Additional Information**

Date Listed February 3rd, 2025

Days on Market 160

Zoning R-1

HOA Fees 600

HOA Fees Freq. ANN

# **Listing Details**

Listing Office eXp Realty

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