

\$2,747,000 - 9 Bagley Pass, Rural Bighorn No. 8, M.d. Of

MLS® #A2204487

\$2,747,000

5 Bedroom, 5.00 Bathroom, 3,565 sqft

Single Family on 0.21 Acres

Kananaskis, Rural Bighorn No. 8, M.d. Of, Alberta

Nestled between the serene Bow River and the prestigious Brewster™s Golf Course & Equestrian Centre, this brand-new single-family home offers a rare opportunity to create your bespoke dream residence within an exclusive resort-zoned development in the heart of the Bow Valley. Surrounded by stunning mountain views, this secluded enclave presents an unparalleled location for those seeking a peaceful riverside retreat or a high-end vacation getaway. With only a 25-minute drive to the gates of Banff National Park and just 7 minutes to Stoney Nakoda Resort and Casino, this location provides the ideal balance of tranquility and convenience. Perfect for a luxury Airbnb or VRBO venture—or both—the home boasts exceptional short-term rental income potential, complemented by endless outdoor recreation opportunities right at your doorstep. This stunning property features 5 spacious bedrooms and 4 luxurious bathrooms, offering plenty of room for family and guests. The triple-car garage provides ample storage and convenience, making it perfect for those with an active lifestyle. Masterfully crafted with high-end luxury finishes throughout, every detail has been thoughtfully designed to offer both elegance and comfort. Enjoy breathtaking south-facing views of the majestic mountains and the Bow River, creating a serene backdrop for your daily life. As a brand-new construction, the home is designed to fit



seamlessly within the natural landscape, enhancing the beauty of its surroundings. With exclusive access to water recreation and nestled within a tranquil community setting, this home offers the perfect balance of luxury and nature. Whether you're looking for a private riverside sanctuary or to capitalize on lucrative rental potential this stunning property offers it all. (id:6289)

Built in 2026

Essential Information

Listing #	A2204487
Price	\$2,747,000
Bedrooms	5
Bathrooms	5.00
Half Baths	2
Square Footage	3,565
Acres	0.21
Year Built	2026
Type	Single Family
Sub-Type	Bare Land Condo

Community Information

Address	9 Bagley Pass
Subdivision	Kananaskis
City	Rural Bighorn No. 8, M.d. Of
Province	Alberta
Postal Code	T0L2C0

Amenities

Amenities	Golf Course
Features	Other, Gas BBQ Hookup
Parking Spaces	6
Parking	Attached Garage
# of Garages	3

Interior

Appliances	Washer, Refrigerator, Dishwasher, Stove, Dryer, Microwave, Window
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	Coverings, Garage door opener
Heating	Natural gas Forced air
Cooling	Central air conditioning
Fireplace	Yes
# of Fireplaces	2
# of Stories	2

Exterior

Foundation	Poured Concrete
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Listing Details

Listing Office	CENTURY 21 NORDIC REALTY
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