

\$650,000 - 235010 915 Township W, Notikewin

MLS® #A2218853

\$650,000

5 Bedroom, 4.00 Bathroom, 1,763 sqft

Single Family on 37.58 Acres

N/A, Notikewin, Alberta

Proudly showing this luxury home that packs a punch! This stunning 37-acre fenced property perfectly blends timeless style and smart functionality. Conveniently located just off the pavement and minutes from Manning, this beautifully designed five-bedroom, four-bathroom home is built for modern living and effortless comfort. From the moment you step inside, youâ€™re welcomed by a bright, open-concept layout with vaulted ceilings and a double-sided gas fireplace, creating a warm and inviting atmosphere. The heart of the home is the well-appointed kitchen featuring an abundance of cabinetry, a pantry cupboard, complete stainless steel appliance package including a built-in double wall oven, countertop stove, and a large central island with barstool seating - ideal for gathering with family and friends. French doors off the dining area lead to the oversized tiered deck, offering the perfect spot to relax and enjoy the expansive outdoor living space while watching the kids play. The main level includes a serene primary bedroom with a walk-in closet, a four-piece ensuite with jet tub. There are also two generously sized bedrooms and a full bathroom. In the spacious mudroom area, which connects easily to the kitchen and garage, is a larger closet, a potential space for main-floor laundry and a two-piece bathroom. The fully developed lower level boasts large windows that let in plenty of natural light, in-floor heating, a massive laundry room, two more bedrooms, a beautifully finished



four-piece bathroom, an open family room with plumbing ready for a wet bar - perfect for entertaining. Additional features include on the water co-op system, central air conditioning for year-round comfort and stone veneer accent with vinyl siding for a timeless exterior appeal. This property truly has it all - luxury, space and practicality, making it the perfect place for your family to grow, thrive, and create lasting memories! (id:6289)

Built in 2008

Essential Information

Listing #	A2218853
Price	\$650,000
Bedrooms	5
Bathrooms	4.00
Half Baths	1
Square Footage	1,763
Acres	37.58
Year Built	2008
Type	Single Family
Sub-Type	Freehold
Style	Bungalow

Community Information

Address	235010 915 Township W
Subdivision	N/A
City	Notikewin
Province	Alberta
Postal Code	T0H2V0

Amenities

Amenities	Golf Course, Park, Playground, Recreation Nearby, Schools, Shopping
Features	French door
Parking	Attached Garage
# of Garages	2

Interior

Appliances	Refrigerator, Cooktop - Electric, Dishwasher, Oven, Microwave Range Hood Combo, Washer & Dryer
Heating	Natural gas Forced air
Cooling	Central air conditioning
Fireplace	Yes
# of Fireplaces	1
# of Stories	1
Has Basement	Yes

Exterior

Exterior	Vinyl siding
Exterior Features	Landscaped
Foundation	Wood

Listing Details

Listing Office Grassroots Realty Group Ltd.



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