

\$2,950,000 - 21 54032 Twp Rd 712, Rural Grande Prairie No. 1, County Of

MLS® #A2224113

\$2,950,000

6 Bedroom, 7.00 Bathroom, 5,150 sqft
Single Family on 3.11 Acres

Sandy Ridge Estates, Rural Grande Prairie
No. 1, County Of, Alberta

Behind the gates of this rural estate lies a complete lifestyle property, perfectly located on pavement with city water and sewer, just seconds from city limits. This 3.11-acre retreat offers unmatched privacy, mature trees, convenience, and luxury. With over 9,000 developed sqft, this completely renovated home blends timeless elegance with modern farmhouse style. The stunning kitchen features Wolfe and Sub-Zero appliances, custom cabinetry, and a 10x6 island with seating for 8. The main floor opens to a backyard oasis with outdoor cook station, huge composite deck, hot tub, and a sparkling private pool with waterslide. The luxurious primary suite includes a fireplace, spa-like ensuite, walk-through dressing room, large designer laundry room, 3-season sunroom with fireplace, radiant heater and overlooks pool and manicured grounds. Main floor living space also offers huge dining area, living room with floor to ceiling stone fireplace, timber beams, entertainment room, office area and powder room. Upstairs, find two large bedrooms with full bathrooms, including a guest suite with full ensuite and private balcony. The finished basement offers a second full kitchen, theatre, gym, sauna, three bedrooms, two bathrooms, games room, and a hockey rec room with synthetic floor tiles. Outside, enjoy a five-bays of attached garage,



a triple detached heated garage, RV parking with hookup, and an amazing lighted sport court perfect for pickleball, tennis, basketball, and a winter hockey rink (Zamboni negotiable). Barn with mezzanine is converted into an indoor hockey arena with its own NHL inspired locker room. Complete with air conditioning, paved driveway, gated privacy, fountain, stone walkways and firepit areas. This truly is a legacy property designed for entertaining, playing, hosting, and unwinding. (id:6289)

Built in 1992

Essential Information

Listing #	A2224113
Price	\$2,950,000
Bedrooms	6
Bathrooms	7.00
Square Footage	5,150
Acres	3.11
Year Built	1992
Type	Single Family
Sub-Type	Freehold

Community Information

Address	21 54032 Twp Rd 712
Subdivision	Sandy Ridge Estates
City	Rural Grande Prairie No. 1, County Of
Province	Alberta
Postal Code	T8V8H8

Amenities

Features	See remarks, Other, Closet Organizers
Parking	Attached Garage, Detached Garage, Garage, Heated Garage
# of Garages	9

Interior

Heating	Natural gas Forced air
Cooling	Central air conditioning

Fireplace	Yes
# of Fireplaces	3
# of Stories	2
Has Basement	Yes
Basement	Suite

Exterior

Exterior	Stone, Stucco
Exterior Features	Landscaped
Foundation	Poured Concrete

Listing Details

Listing Office Royal LePage - The Realty Group



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