

\$1,325,000 - 39 Lone Pine Crescent, Rural Rocky View County

MLS® #A2253544

\$1,325,000

4 Bedroom, 4.00 Bathroom, 2,431 sqft
Single Family on 2.13 Acres

Church Ranches, Rural Rocky View County,
Alberta

Great location acreage, close to all living facilities, Rocky ridge YMCA, COSTCO, WALMART, HOME DEPOT, PRIVATE SCHOOLS, ETC. !!!!!!!!!!!!!!! the elegant, comfort & tranquility of slow-paced country living, plus all community amenities & vitality of downtown Calgary – you truly can have it all in Church Ranches, an acreage community situated just 30 minutes northwest of the Calgary downtown core with lakes. This home rests on 2.13 acres of sun drenched, treed countryside, boasting stunning eastward views from both the partially covered back deck & the master bedroom. One step inside & the allure of this home swells, greeting you from the main entryway with vaulted ceilings, gleaming hardwood floors & a focal point staircase curling upwards to the 2nd floor. Towards the rear of the house, the family room, kitchen, & dining nook take full advantage of sprawling eastward facing windows. The upper floor accommodates two large bedrooms in addition to a massive master with a large 5-piece ensuite, finished with double sinks, soaker tub & separate shower. The cherry on top is a bright walkout basement with 9'™ ceilings, rec room, 4th bedroom, den, full bathroom & storage. Drive west from 144 Avenue, to township road 260, turn left to range road 25, you are at your home. call your favorite realtor to take a look of your future home!!!!!!!!!!



(id:6289)

Built in 1995

Essential Information

Listing #	A2253544
Price	\$1,325,000
Bedrooms	4
Bathrooms	4.00
Half Baths	1
Square Footage	2,431
Acres	2.13
Year Built	1995
Type	Single Family
Sub-Type	Freehold

Community Information

Address	39 Lone Pine Crescent
Subdivision	Church Ranches
City	Rural Rocky View County
Province	Alberta
Postal Code	T3B1B9

Amenities

Amenities	Other
Features	Cul-de-sac, Other, No Animal Home, No Smoking Home
Parking	Attached Garage
# of Garages	2

Interior

Appliances	Washer, Refrigerator, Gas stove(s), Dishwasher, Dryer, Microwave Range Hood Combo
Heating	Other, Forced air
Cooling	None
Fireplace	Yes
# of Fireplaces	1
# of Stories	2
Has Basement	Yes
Basement	Walk out

Exterior

Exterior	Concrete, Stucco
Exterior Features	Garden Area
Construction	Poured concrete, Wood frame
Foundation	Poured Concrete

Listing Details

Listing Office Homecare Realty Ltd.



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Listing information last updated on October 12th, 2025 at 5:16pm PDT