

# **\$4,950,000 - 75 Bearspaw Summit, Rural Rocky View County**

MLS® #A2053387

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## **\$4,950,000**

5 Bedroom, 6 Bathroom, 4,078 sqft

Residential on 16.24 Acres

Bearspaw Summit, Rural Rocky View County, Alberta

Welcome to an unparalleled once-in-a-lifetime paradise, a sanctuary of privacy, luxury, and pure enchantment! Nestled on 16 acres of meticulously landscaped and wooded land, just a stone's throw away from Calgary lies a property that will leave you breathless. Imagine stepping into a dream-like estate, where a magnificent pond adorned with cascading waterfalls awaits you, straight out of a fairytale. This haven is tailor-made for horse lovers, boasting top-tier equestrian facilities that are simply unmatched. From immaculate barns with cozy stalls to a well-appointed tack area, multiple paddocks, and a pristine sand arena, your beloved horses will thrive in ultimate equine bliss. Acres of grazing areas ensure their comfort and happiness. The magic doesn't stop there! For the car aficionados, prepare to be thrilled by the smooth pavement leading right up to your door. An extensive shop awaits to house your precious automobiles, accommodating all your cherished cars and more. And for your everyday vehicles, a generous 3-car garage stands ready to serve you. But that's not all â€” an attached basement garage lets you proudly showcase those truly special cars, while you relax and enjoy a friendly game of pool in your entertainment area. As you step into the grandeur of this extraordinary abode, you'll find every inch exudes elegance and sophistication. Indulge in your passion for entertainment with a dedicated billiards area, a lavish wine room, and a state-of-the-art



theater. Bask in the warm glow of the sunroom, find inspiration in your private office, and relish the comfort of 5 bedrooms and 5.5 bathrooms. With 3 laundry rooms, steam rooms, a fitness room, a formal dining room, and an impressive grand room and entry, this home epitomizes luxury. This oasis is destined to become the talk of the town, and rightfully so. It offers an abundance of amenities that will capture the hearts of horse lovers, car enthusiasts, and those seeking an exquisite retreat. Whether you seek the thrill of equestrian adventures, the joy of admiring your treasured automobiles, or simply crave a nature lover's escape, this property has it all. Seize this opportunity to immerse yourself in your passions and create lasting memories in a place that feels like a dream come true. Privacy, luxury, an equestrian haven, a car lover's paradise, and a nature lover's retreat – this property beckons you to experience the extraordinary and make it your own. Don't miss the chance to embrace this exceptional lifestyle and make it yours today!

Built in 2006

**Essential Information**

MLS® #	A2053387
Price	\$4,950,000
Sold Price	\$4,350,000
Date Sold	August 25th, 2023
Bedrooms	5
Full Baths	5
Half Baths	1
Square Footage	4,078
Lot SQFT	707,414
Year Built	2006
Type	Residential
Sub-Type	Detached
Style	Acreage with Residence, 1 and Half Storey

Status	Sold
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### Community Information

Address	75 Bearspaw Summit
Subdivision	Bearspaw Summit
City	Rural Rocky View County
Province	Alberta
Postal Code	T3R 1B5

### Amenities

Parking Spaces	10
Parking	220 Volt Wiring, Additional Parking, Double Garage Attached, Heated Garage, Insulated, Oversized, Asphalt, Electric Gate, Quad or More Detached, RV Garage, Triple Garage Attached

### Interior

Goods Included	Granite Counters, High Ceilings, Bar, Bookcases, Built-in Features, Chandelier, Closet Organizers, Crown Molding, Smart Home, Steam Room, Wet Bar, Wired for Data, Wired for Sound
Appliances	Dishwasher, Refrigerator, Built-In Refrigerator, Built-In Oven, Gas Cooktop, Window Coverings, Water Softener
Heating	Geothermal, In Floor
Cooling	Other
Has Basement	Yes
Fireplace	Yes
# of Fireplaces	3
Fireplaces	Gas
Basement Development	Finished, Walk-Out
Basement Type	Finished, Walk-Out
Flooring	Carpet, Hardwood, Tile

### Exterior

Exterior Features	Private Yard, Barbecue, Garden, Outdoor Grill
Lot Description	Lawn, Landscaped, Backs on to Park/Green Space, Back Yard, Front Yard, Many Trees, Pasture, Private, Secluded, Treed, Underground Sprinklers
Roof	Rubber
Construction	Stucco, Wood Frame
Foundation	Poured Concrete
Front Exposure	N

Site Influence	Lawn, Landscaped, Backs on to Park/Green Space, Back Yard, Front Yard, Many Trees, Pasture, Private, Secluded, Treed, Underground Sprinklers
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**Additional Information**

Zoning	CR
HOA Fees	0.00

**Listing Details**

Listing Office	RE/MAX FIRST
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