

# \$12,950,000 - 242249 Westbluff Road, Rural Rocky View County

MLS® #A2198065

**\$12,950,000**

5 Bedroom, 9.00 Bathroom, 5,851 sqft  
Residential on 18.50 Acres

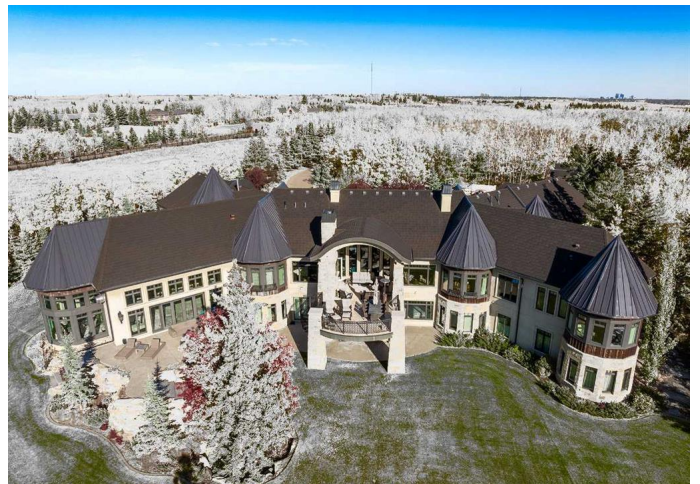
NONE, Rural Rocky View County, Alberta

Situated on a tranquil 20-acre expanse on the eastern escarpment of the Springbank valley, this stunning residence offers unparalleled privacy. Custom-designed and built by McKinley Masters of Calgary for the original owner, the property's conception was driven by a deep commitment to seclusion. In line with the seller's wishes, details have been carefully curated to preserve privacy for prospective owners. Open disclosure for qualified buyers will be provide

Built in 2015

## Essential Information

MLS® #	A2198065
Price	\$12,950,000
Bedrooms	5
Bathrooms	9.00
Full Baths	7
Half Baths	2
Square Footage	5,851
Acres	18.50
Year Built	2015
Type	Residential
Sub-Type	Detached
Style	Acreage with Residence, Bungalow
Status	Active



## Community Information

Address	242249 Westbluff Road
Subdivision	NONE
City	Rural Rocky View County
County	Rocky View County
Province	Alberta
Postal Code	T3Z 3P2

### **Amenities**

Parking	Quad or More Attached
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### **Interior**

Interior Features	High Ceilings
Appliances	None
Heating	Hot Water
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas
Has Basement	Yes
Basement	Finished, Full, Walk-Out

### **Exterior**

Exterior Features	Courtyard
Lot Description	Native Plants
Roof	Asphalt Shingle
Construction	Wood Frame
Foundation	Poured Concrete

### **Additional Information**

Date Listed	March 5th, 2025
Days on Market	44
Zoning	Zone 7 Springbank

### **Listing Details**

Listing Office	RE/MAX House of Real Estate
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