

\$1,396,750 - #1 Little Rock Close, Rural Clearwater County

MLS® #A2265283

\$1,396,750

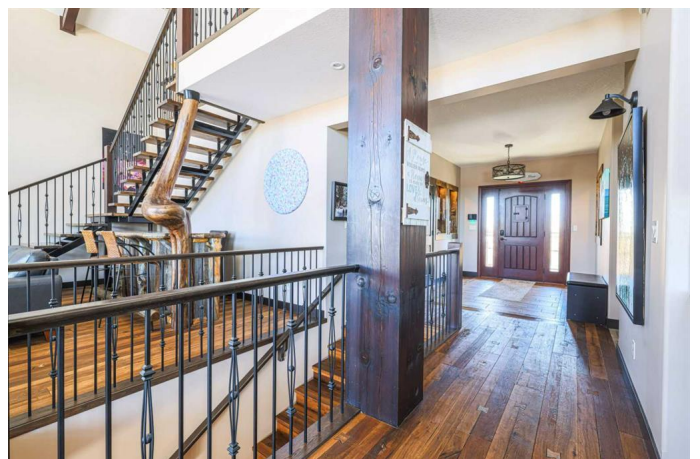
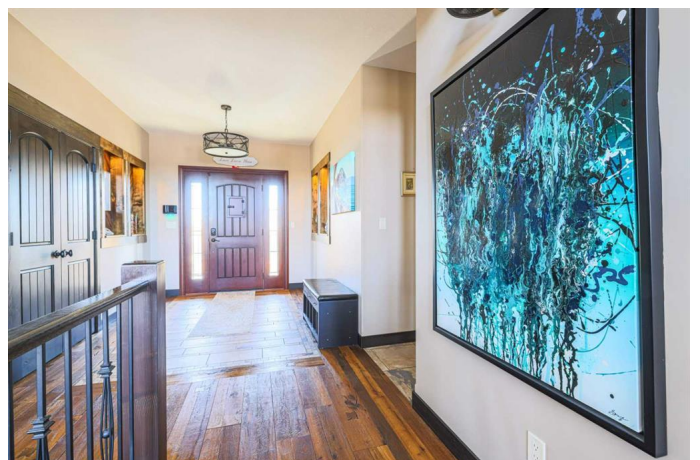
5 Bedroom, 5.00 Bathroom, 4,969 sqft
Residential on 2.39 Acres

NONE, Rural Clearwater County, Alberta

This custom built home offers acreage living at its finest. The moment you enter you'll see many unique features from the open floor plan, wooden beams and a floor to ceiling rustic stone fireplace that makes you feel warm, cozy and glad to be home. Natural light pours in from floor to ceiling windows where you can enjoy the sunsets in your living room or downstairs in the extra large hot tub. There's a self contained one bedroom legal suite with all appliances including washer and dryer and separate entry in the walk out basement. Quality abounds throughout this stylish home featuring leather granite counter tops, reclaimed hardwood and ceramic tiled flooring, interior walls insulated for sound barrier, in-floor heating, custom designed bar with wood detailing, Fir Timber Frame design and so much more. This home really needs to be seen to truly appreciate the craftsmanship throughout. The large workshop (46 x 54ft) has in-floor heating, a mezzanine for additional storage, 14' doors and a full 3 piece bath that includes a washer/dryer. This professionally landscaped property with a quiet parklike setting and beautiful view of the mountains has something to offer every family.

Built in 2016

Essential Information



MLS® #	A2265283
Price	\$1,396,750
Bedrooms	5
Bathrooms	5.00
Full Baths	4
Half Baths	1
Square Footage	4,969
Acres	2.39
Year Built	2016
Type	Residential
Sub-Type	Detached
Style	1 and Half Storey, Acreage with Residence
Status	Active

Community Information

Address	#1 Little Rock Close
Subdivision	NONE
City	Rural Clearwater County
County	Clearwater County
Province	Alberta
Postal Code	T4T 1A1

Amenities

Utilities	Electricity Connected, Natural Gas Connected, Sewer Connected, Water Connected
Parking Spaces	4
Parking	Additional Parking, Double Garage Attached, Driveway, Front Drive, Garage Door Opener, Heated Garage, Insulated, 220 Volt Wiring
# of Garages	2

Interior

Interior Features	Bar, Central Vacuum, Kitchen Island, Natural Woodwork, Open Floorplan, Pantry, Storage, Walk-In Closet(s), Recreation Facilities
Appliances	Freezer, Tankless Water Heater, Water Softener, Window Coverings, Water Purifier
Heating	Boiler, In Floor, Fireplace(s), Forced Air, Natural Gas
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1

Fireplaces	Living Room, Stone, Wood Burning, Blower Fan, Fire Pit, Glass Doors
Has Basement	Yes
Basement	Full

Exterior

Exterior Features	BBQ gas line, Fire Pit, Storage, Basketball Court, Kennel
Lot Description	Back Yard, Cul-De-Sac, Dog Run Fenced In, Irregular Lot, Landscaped, Private, See Remarks, Treed, Views, Paved, Sloped
Roof	Asphalt Shingle
Construction	Composite Siding, Mixed, Wood Frame, Cedar
Foundation	Poured Concrete

Additional Information

Date Listed	October 20th, 2025
Days on Market	13
Zoning	Country Residential

Listing Details

Listing Office	Century 21 Westcountry Realty Ltd.
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