

578113 83 Street E
Rural Foothills County, Alberta

MLS # A2225387



\$1,060,000

Division:	NONE		
Type:	Residential/House		
Style:	2 Storey, Acreage with Residence		
Size:	1,597 sq.ft.	Age:	2011 (14 yrs old)
Beds:	4	Baths:	3
Garage:	Double Garage Detached, Gravel Driveway, Outside, RV Access/Parking, Wo		
Lot Size:	7.17 Acres		
Lot Feat:	Dog Run Fenced In, Private, Views		

Heating:	Forced Air	Water:	Well
Floors:	Hardwood, Tile, Vinyl Plank	Sewer:	Septic Field, Septic Tank
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Separate/Exterior Entry, Finished, Full, Suite	LLD:	14-18-29-W4
Exterior:	Vinyl Siding	Zoning:	CR
Foundation:	Poured Concrete	Utilities:	-
Features:	Crown Molding, Granite Counters		

Inclusions: NA

Welcome to your peaceful countryside escape—this beautifully restored 1912 home sits on 7.17 acres of serene land, offering sweeping mountain views and endless charm. Set on a solid 2011 foundation. The setting is truly special: gently rolling prairies, mountain views with plenty of space to create your dream hobby farm. A charming garden shed, outhouses, and cross-fencing make it perfect for chickens, gardening, or small livestock. A versatile 47' x 31' building serves as a garage, workshop, or barn. Inside the home, you'll find a bright, updated kitchen with granite countertops, gas stove, and stainless steel appliances. The main floor also features a cozy pellet stove, crown molding, and a sunny south-facing deck—ideal for morning coffee or quiet evenings. A spacious main level bedroom with a large bay window offers comfort and convenience. Upstairs, retreat to a generous and private primary suite featuring a bedroom, a sitting area, and a full 4-piece bathroom with a clawfoot tub and walk-in shower—your personal escape. The lower level hosts two additional bedrooms, a full bathroom, a second kitchen, and a pellet stove, making it a great space for extended family or guests (illegal suite with separate access). Located just 9 minutes from High River, this property offers the perfect balance of quiet country living with modern amenities—ready for your rural lifestyle dreams. Book a showing today!