

# \$1,595,000 - 733 Serenity Bend, Rural Foothills County

MLS® #A2258730

**\$1,595,000**

3 Bedroom, 3.00 Bathroom, 1,746 sqft

Residential on 0.12 Acres

NONE, Rural Foothills County, Alberta

Experience over 3,200 sq. ft. of luxury living in this executive villa featuring 3 bedrooms, 2.5 bathrooms, a 3-stop elevator, golf simulator room, and an oversized double garage. The open-concept main floor showcases engineered wide-plank hardwood, custom tile, 10'™ ceilings, and a spacious great room with large sliding doors leading to a covered rear deck and private fenced yard. The chef-inspired kitchen boasts all KitchenAid appliances, including a six-burner gas cooktop, custom hood fan, refrigerator/freezer, dishwasher, and built-in oven with convection microwave. A home office with beam detailing adds style and functionality. The primary suite offers a spa-inspired 5-piece ensuite with heated floors, freestanding soaker tub, oversized shower, and a custom walk-in closet. The fully finished basement features a large rec room, two bedrooms, full bath, and a dedicated golf simulator space. Additional highlights include Tilt and turn triple glazed windows Solar panels as a standard, EV charger ready, a high-efficiency furnace, heat pump, air conditioning, and radiant in-floor heating. Discover refined living at 733 Serenity Bend—schedule your private showing today!

Built in 2025

## Essential Information

MLS® # A2258730

Price \$1,595,000



|                |                        |
|----------------|------------------------|
| Bedrooms       | 3                      |
| Bathrooms      | 3.00                   |
| Full Baths     | 2                      |
| Half Baths     | 1                      |
| Square Footage | 1,746                  |
| Acres          | 0.12                   |
| Year Built     | 2025                   |
| Type           | Residential            |
| Sub-Type       | Semi Detached          |
| Style          | Side by Side, Bungalow |
| Status         | Active                 |

### Community Information

|             |                        |
|-------------|------------------------|
| Address     | 733 Serenity Bend      |
| Subdivision | NONE                   |
| City        | Rural Foothills County |
| County      | Foothills County       |
| Province    | Alberta                |
| Postal Code | T1S3X3                 |

### Amenities

|                |                                                                                                |
|----------------|------------------------------------------------------------------------------------------------|
| Amenities      | None                                                                                           |
| Parking Spaces | 4                                                                                              |
| Parking        | Double Garage Attached, Driveway, Garage Door Opener, Garage Faces Front, Insulated, Aggregate |
| # of Garages   | 2                                                                                              |

### Interior

|                   |                                                                                                                                                                                                                                                                          |
|-------------------|--------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Interior Features | Bar, Chandelier, Double Vanity, Elevator, High Ceilings, Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan, Pantry, Quartz Counters, Recessed Lighting, See Remarks, Soaking Tub, Sump Pump(s), Vinyl Windows, Walk-In Closet(s), Wet Bar, Beamed Ceilings |
| Appliances        | Bar Fridge, Built-In Oven, Central Air Conditioner, Dishwasher, Garage Control(s), Microwave, Refrigerator, Washer/Dryer, Built-In Gas Range, See Remarks                                                                                                                |
| Heating           | High Efficiency, In Floor, Fireplace(s), Forced Air, Natural Gas, Heat Pump                                                                                                                                                                                              |
| Cooling           | Central Air                                                                                                                                                                                                                                                              |
| Fireplace         | Yes                                                                                                                                                                                                                                                                      |
| # of Fireplaces   | 1                                                                                                                                                                                                                                                                        |

|              |                                            |
|--------------|--------------------------------------------|
| Fireplaces   | Gas, Great Room, Mantle, See Remarks, Tile |
| Has Basement | Yes                                        |
| Basement     | Full                                       |

## Exterior

|                   |                                                            |
|-------------------|------------------------------------------------------------|
| Exterior Features | Balcony, Other, Private Entrance, Private Yard             |
| Lot Description   | Back Yard, Landscaped, Private                             |
| Roof              | Asphalt Shingle                                            |
| Construction      | Brick, Stucco, Wood Frame, ICFs (Insulated Concrete Forms) |
| Foundation        | ICF Block                                                  |

## Additional Information

|                |                    |
|----------------|--------------------|
| Date Listed    | October 24th, 2025 |
| Days on Market | 13                 |
| Zoning         | RMF                |
| HOA Fees       | 425                |
| HOA Fees Freq. | MON                |

## Listing Details

|                |            |
|----------------|------------|
| Listing Office | CIR Realty |
|----------------|------------|

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