

\$2,399,000 - 41127 Township Road 283, Rural Rocky View County

MLS® #A2268541

\$2,399,000

4 Bedroom, 4.00 Bathroom, 2,734 sqft
Residential on 15.05 Acres

NONE, Rural Rocky View County, Alberta

Heated Indoor Riding Arena/Barn, Luxury Walkout Bungalow with Stunning Mountain View | Minutes to Cochrane & Hwy 22

For the equestrian enthusiast, this property is truly exceptional. It is just so amazing and wonderful to be able to walk out to your own private in-door heated riding arena (70' x 142') that provides year-round training and riding opportunities. The attached heated barn includes 6 box stalls, a tack room with viewing window and cupboards and a sink to make a coffee or a snack. Along with a washroom and wash bay, and garage for equipment and storage. There are many pens and paddocks, shelters, auto waterers, and a 100 x 200 outdoor riding arena.

Exceptional custom-built walkout bungalow offering over 5,055 sq. ft. of quality living space.

The home showcases superior craftsmanship with air conditioning, hardwood and slate flooring, vaulted ceilings, and solid cherry woodwork throughout. The gourmet kitchen features granite counters, custom cabinetry, high-end appliances, and a bright breakfast nook with fabulous mountain views. The spacious living room centers around a stunning stone gas fireplace, while the formal dining room is perfect for entertaining. The primary suite includes a sitting area, dual walk-in closets, and a luxurious ensuite. Two



additional bedrooms share a Jack-and-Jill bath.

The fully finished walkout basement with in-floor heat offers a family room, games area, den/hobby room, 4th bedroom, bath, and ample storage. A heated triple attached garage (40'™x22'™) provides room for vehicles and workspace.

A rare opportunityâ€”luxury living and equestrian excellence just minutes from town! Truly a gorgeous property! Act fast!!!!
Checkout the virtual tour.

Built in 1996

Essential Information

MLS® #	A2268541
Price	\$2,399,000
Bedrooms	4
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	2,734
Acres	15.05
Year Built	1996
Type	Residential
Sub-Type	Detached
Style	Acreage with Residence, Bungalow
Status	Active

Community Information

Address	41127 Township Road 283
Subdivision	NONE
City	Rural Rocky View County
County	Rocky View County
Province	Alberta
Postal Code	T4C 2W6

Amenities

Utilities	Electricity Connected, Sewer Connected, Water Connected, Natural Gas
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	Available
Parking Spaces	3
Parking	Heated Garage, Triple Garage Attached, Front Drive, Garage Door Opener
# of Garages	3

Interior

Interior Features	Built-in Features, Ceiling Fan(s), Central Vacuum, Granite Counters, Jetted Tub, No Smoking Home, Vaulted Ceiling(s), Wood Windows, Bookcases
Appliances	Central Air Conditioner, Dishwasher, Electric Cooktop, Garage Control(s), Microwave, Refrigerator, Washer/Dryer, Window Coverings, Wine Refrigerator, Oven-Built-In
Heating	In Floor, Fireplace(s), Forced Air, Natural Gas
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas, Living Room, Blower Fan, Glass Doors, Stone
Has Basement	Yes
Basement	Full

Exterior

Exterior Features	BBQ gas line, Fire Pit, Dog Run
Lot Description	Dog Run Fenced In, Farm, Fruit Trees/Shrub(s), Pasture, Rectangular Lot
Roof	Asphalt Shingle
Construction	Composite Siding, Stone, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	November 11th, 2025
Days on Market	2
Zoning	A-SML

Listing Details

Listing Office	CIR Realty
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