

1160 Sailfin Heath Rural Rocky View County, Alberta

MLS # A2280242



\$769,900

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|-----------|------------------------|--------|------------------|
| Division: | Harmony | | |
| Type: | Residential/Five Plus | | |
| Style: | 2 Storey | | |
| Size: | 1,909 sq.ft. | Age: | 2025 (1 yrs old) |
| Beds: | 3 | Baths: | 2 full / 1 half |
| Garage: | Double Garage Attached | | |
| Lot Size: | 0.07 Acre | | |
| Lot Feat: | Other | | |

| | | | |
|-------------|---|------------|-------|
| Heating: | In Floor, Electric, Forced Air, Natural Gas | Water: | Other |
| Floors: | Tile, Vinyl Plank | Sewer: | Other |
| Roof: | Asphalt Shingle | Condo Fee: | - |
| Basement: | Full | LLD: | - |
| Exterior: | Cement Fiber Board, Wood Frame | Zoning: | RC1 |
| Foundation: | Poured Concrete | Utilities: | - |
| Features: | Double Vanity, High Ceilings, Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan | | |

Inclusions: N/A

Experience the height of sophisticated living in this highly coveted luxury townhome, where a generous floor plan meets modern comfort and refined finishes. Proudly presented by StreetSide & this thoughtfully designed unit features 3 bedrooms, 2.5 bathrooms, and a front attached double car garage. The heart of the home is a spacious kitchen with a large central island, polished white quartz countertops, upgraded stainless steel appliances including a gas range, and elegant sliding French patio doors that opens to your covered deck area - ideal for both everyday living and entertaining. A cozy fireplace anchors the living room, while luxury vinyl plank flooring flows throughout the main living areas, complemented by gorgeous tile in the entry and bathrooms. The primary ensuite is a private sanctuary, complete with heated tile flooring, double sinks, a freestanding soaker tub, and an oversized tile-and-glass shower delivering spa-inspired comfort at home. The unfinished basement with roughed-in plumbing provides future potential for additional living space tailored to your needs. Professional landscaping and fencing complete your new home. Ideally located in the award-winning community of Harmony, residents enjoy Mickelson National Golf Course, private lake amenities, scenic walking and biking trails, and a wellness-focused lifestyle—just a shorty drive from Calgary city minutes and 45 minutes from the Rocky Mountains, where nature and convenience come together effortlessly