

\$978,000 - 20 Pipit Bay, Rural Rocky View County

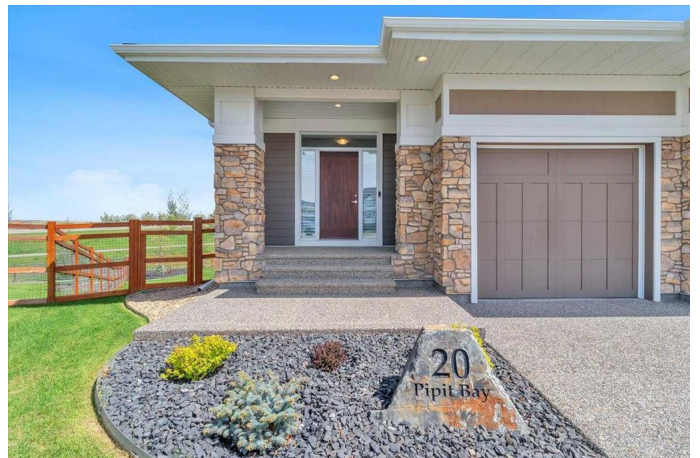
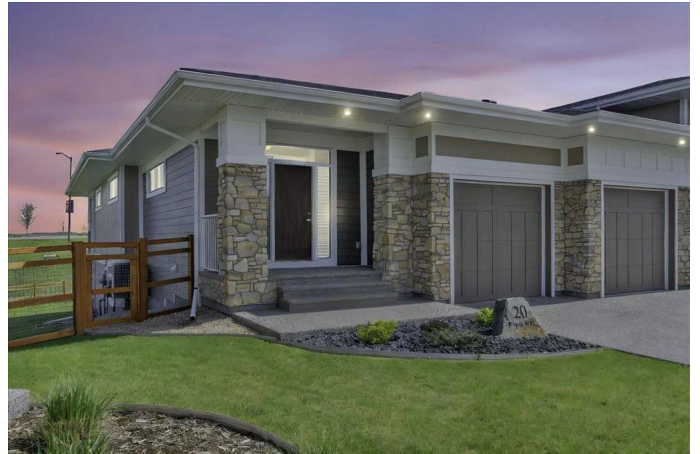
MLS® #A2225327

\$978,000

3 Bedroom, 3.00 Bathroom, 1,536 sqft
Residential on 0.22 Acres

Harmony, Rural Rocky View County, Alberta

Welcome to a stylish and sophisticated lifestyle in this fully developed WALK OUT BUNGALOW VILLA, boasting over 3,000 sq ft (including basement). This turn key home invites you to simply move in and indulge in the superb lifestyle Harmony has to offer including Mickelson National Golf Club, Harmony Adventure Park, approximately 140 acres of freshwater lakes, minutes to Springbank Airport, quick easy access to the Rocky Mountains and downtown Calgary. The elegant open floor plan is highlighted by an extra long island, sleek white cabinetry, quartz countertops and 9' ceilings. The floors feature rich hardwood and ceramic tile, providing a warm and inviting atmosphere. The king sized primary suite features a spacious walk-in closet and a luxurious spa inspired ensuite. Unwind in the stand alone soaker tub or the expansive shower and enjoy the double vanity. Venture outside to enjoy a 22' x 12' COVERED DECK and outdoor living space, perfect for entertaining or relaxing with a good book. The fully finished basement offers a stunning additional living area, complete with two bedrooms, a family room, a full bathroom and a large sized media room. There is also a garden door that opens to a spacious covered patio, enhancing your outdoor enjoyment. For your vehicles and more, the oversized garage offers ample space at 22' 11" x 23' 5". The yard is professionally landscaped and has an underground irrigation system, making it both beautiful and low maintenance. NO CONDO



FEES! Viewing this exceptional property is highly recommended to fully appreciate the quality and the lifestyle it offers.

Built in 2020

Essential Information

MLS® #	A2225327
Price	\$978,000
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,536
Acres	0.22
Year Built	2020
Type	Residential
Sub-Type	Semi Detached
Style	Side by Side, Bungalow
Status	Active

Community Information

Address	20 Pipit Bay
Subdivision	Harmony
City	Rural Rocky View County
County	Rocky View County
Province	Alberta
Postal Code	T3Z 0C9

Amenities

Amenities	Recreation Facilities
Parking Spaces	2
Parking	Double Garage Attached, Garage Door Opener, Aggregate
# of Garages	2

Interior

Interior Features	Breakfast Bar, Closet Organizers, Double Vanity, High Ceilings, No Animal Home, No Smoking Home, Quartz Counters, Stone Counters, Walk-In Closet(s), Wet Bar
-------------------	--

Appliances	Central Air Conditioner, Dishwasher, Dryer, Garage Control(s), Garburator, Gas Stove, Microwave, Range Hood, Refrigerator, Washer, Window Coverings
Heating	Forced Air, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas, Stone
Has Basement	Yes
Basement	Finished, Full, Walk-Out

Exterior

Exterior Features	None
Lot Description	Landscaped, Pie Shaped Lot, Underground Sprinklers
Roof	Asphalt Shingle
Construction	Composite Siding, Stone, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	May 28th, 2025
Days on Market	7
Zoning	CD129
HOA Fees	1680
HOA Fees Freq.	ANN

Listing Details

Listing Office	RE/MAX Landan Real Estate
----------------	---------------------------

Data is supplied by Pillar 9â„¢ MLSÂ® System. Pillar 9â„¢ is the owner of the copyright in its MLSÂ® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLSÂ®, Multiple Listing ServiceÂ® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.