

\$600,000 - 18 Wolf Drive, Rural Rocky View County

MLS® #A2215486

\$600,000

4 Bedroom, 4.00 Bathroom, 2,785 sqft

Residential on 0.46 Acres

Redwood Meadows, Rural Rocky View County, Alberta

REDWOOD MEADOWS - Unsurpassable location â€“ YOUR PIECE OF PARADISE within this family orientated Community. The Serene walking and cross-country ski trails that wind around the river and throughout the Bragg Creek Provincial Park are at your doorstep and will have you stepping outside. This is a year-Â- round outdoors enthusiastsâ€™™ delightful community that includes a hockey rink, soccer fields, pickle ball & tennis courts, skateboard park, renowned golf course, playground and hosts many events throughout the year for your enjoyment. Quaint shopping and restaurants of Bragg Creek, and all the amenities the city of Calgary has to offer, are just minutes away. The property itself hosts a 4 bedroom, 4 bath, 2700+ Sq.Ft. 2-storey home that includes a loft. It is nestled amongst majestic evergreens on a Â½ acre corner lot in Redwood Meadows.

The structure is good and has a newer roof and is ready for your personal finishing touches to make it your dream home. Features include gorgeous Vaulted Cedar Ceilings that showcase the floor to ceiling Brick Faced Wood Burning Fireplace, a Spiral Staircase to the Loft, Sliders from the Formal Dining Room that lead to the Front Deck, Family Room that leads to the Back Deck to further enhance the outdoor living experience. There is plenty of space and the potential to become the home of your dreams



Built in 1981

Essential Information

| | |
|----------------|-------------|
| MLS® # | A2215486 |
| Price | \$600,000 |
| Bedrooms | 4 |
| Bathrooms | 4.00 |
| Full Baths | 3 |
| Half Baths | 1 |
| Square Footage | 2,785 |
| Acres | 0.46 |
| Year Built | 1981 |
| Type | Residential |
| Sub-Type | Detached |
| Style | 2 Storey |
| Status | Active |

Community Information

| | |
|-------------|-------------------------|
| Address | 18 Wolf Drive |
| Subdivision | Redwood Meadows |
| City | Rural Rocky View County |
| County | Rocky View County |
| Province | Alberta |
| Postal Code | T3Z 1A3 |

Amenities

| | |
|----------------|------------------------|
| Parking Spaces | 6 |
| Parking | Double Garage Attached |
| # of Garages | 2 |

Interior

| | |
|-------------------|---|
| Interior Features | Ceiling Fan(s), Skylight(s), Storage, Vaulted Ceiling(s) |
| Appliances | Dishwasher, Garage Control(s), Refrigerator, Stove(s), Window Coverings |
| Heating | Forced Air, Natural Gas |
| Cooling | None |
| Fireplace | Yes |
| # of Fireplaces | 1 |
| Fireplaces | Brick Facing, Living Room, Wood Burning |

| | |
|--------------|--------------------------------------|
| Has Basement | Yes |
| Basement | Full, Partially Finished, Unfinished |

Exterior

| | |
|-------------------|------------------------------------|
| Exterior Features | Balcony |
| Lot Description | Landscaped, Rectangular Lot, Treed |
| Roof | Asphalt Shingle |
| Construction | Wood Frame, Wood Siding |
| Foundation | Poured Concrete |

Additional Information

| | |
|----------------|---------------|
| Date Listed | May 8th, 2025 |
| Days on Market | 8 |
| Zoning | R-1 |

Listing Details

| | |
|----------------|-------------|
| Listing Office | Real Broker |
|----------------|-------------|

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