

# **\$855,000 - 1 Pheasantback Close, Rural Stettler No. 6, County of**

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MLS® #A2195538

**\$855,000**

4 Bedroom, 3.00 Bathroom, 2,122 sqft  
Residential on 1.00 Acres

NONE, Rural Stettler No. 6, County of, Alberta

Golf course living at its finest! This luxury home on Pheasantback Golf Course offers a serene living environment while providing all the comforts of modern living. The property is just 10 minutes to Stettler, all on pavement, and 15 minutes to Buffalo Lake. The home is easy to access, with minimal steps to the welcoming front entrance or convenient mud room access from the garage. Inside, the open concept living area showcases high ceilings flanked by large windows and glass patio doors with transoms, offering picturesque views everywhere you look. The kitchen is a chef's dream with plenty of counter space, solid oak cabinetry, a central island with built-in cooktop, quartz countertops, and newer stainless-steel appliances. The breakfast nook is a great space for enjoying morning coffee or evening sunsets over the golf course. The living room features a 3-sided fireplace and a built-in entertainment unit. The primary bedroom is large enough to accommodate a king-sized bed and has glass patio doors to the deck. There is a custom, walk-in tile and glass shower, double vanity, water closet, and walk in closet with built in, solid oak organizers. There are two more bedrooms upstairs as well as a custom, 4 piece main bathroom. Upgrades to the main floor include solid 36" oak doors, oversized hallways, hardwood floors, and tile in the bathrooms. In the basement, there is a large



family room, a bedroom, a wine making room, and 4 pc bathroom with custom tile and glass shower. There is a massive recreation room which easily fits a pool table, has wall to wall closets, and there is a separate storage room accessed from here as well. This residence has a triple-car garage with plenty of storage for golf clubs, cabinets for tools or seasonal items, and space for DIY projects. This home has a new air conditioner and is ICF block wall to the roof making it very solid, quiet, and energy efficient. The exterior of this home is just as impressive as the inside. The expansive, covered, composite deck, is perfect for relaxing and entertaining, complete with 2 gas barbeque hookups. This property has irrigation in the front yard, mature trees, a fully fenced and private back yard, a golf cart/garden tractor storage shed, and direct access to the golf course. The asphalt driveway has been professionally sealed and the parking area is done in interlocking stones, adding to the property's curb appeal. With its blend of luxurious finishes, practical spaces, and inviting outdoor areas, this home offers a comprehensive living experience in a picturesque setting.

Built in 2000

### **Essential Information**

MLS® #	A2195538
Price	\$855,000
Bedrooms	4
Bathrooms	3.00
Full Baths	3
Square Footage	2,122
Acres	1.00
Year Built	2000
Type	Residential
Sub-Type	Detached

Style	Bungalow, Acreage with Residence
Status	Active

### Community Information

Address	1 Pheasantback Close
Subdivision	NONE
City	Rural Stettler No. 6, County of
County	Stettler No. 6, County of
Province	Alberta
Postal Code	T0C 2L0

### Amenities

Parking	Driveway, Asphalt, Garage Door Opener, Heated Garage, Triple Garage Attached
# of Garages	3

### Interior

Interior Features	Closet Organizers, Kitchen Island, No Smoking Home, Open Floorplan, Pantry, Quartz Counters, Walk-In Closet(s), Crown Molding, Central Vacuum, Dry Bar, Low Flow Plumbing Fixtures
Appliances	Built-In Oven, Dishwasher, Dryer, Microwave, Range Hood, Washer, Window Coverings, Built-In Refrigerator, Built-In Freezer, Electric Cooktop, ENERGY STAR Qualified Appliances, Gas Water Heater, Water Softener
Heating	Forced Air, Natural Gas, Boiler, Hot Water, Make-up Air, Radiant
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas, Living Room, Three-Sided
Has Basement	Yes
Basement	Finished, Full

### Exterior

Exterior Features	Storage
Lot Description	Cul-De-Sac, On Golf Course, Many Trees, Underground Sprinklers
Roof	Asphalt Shingle
Construction	Stucco, ICFs (Insulated Concrete Forms)
Foundation	ICF Block

### Additional Information

Date Listed	February 19th, 2025
Days on Market	68
Zoning	R1

### **Listing Details**

Listing Office	RE/MAX 1st Choice Realty
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