

\$629,000 - 714 Fairways Drive, Vulcan

MLS® #A2196534

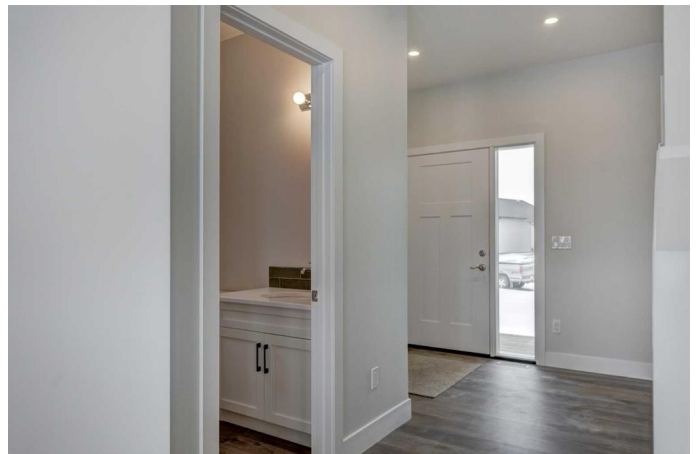
\$629,000

3 Bedroom, 3.00 Bathroom, 1,823 sqft

Residential on 0.14 Acres

NONE, Vulcan, Alberta

Discover the essence of luxury living with this brand new home on Fairways Drive in Vulcan, Alberta. Boasting a breathtaking "Million Dollar View" of the Rocky Mountains to the west and overlooking the serene 12th green of the Vulcan Golf Course, this property offers unparalleled scenic beauty. The main level welcomes you with an expansive open concept, featuring a cozy living room with a natural gas fireplace, a spacious dining area perfect for entertaining, and a gourmet kitchen complete with quartz countertops and a convenient butler pantry. A sleek two-piece bathroom enhances convenience just off the elegant front entrance. Upstairs, find tranquility in two well-appointed bedrooms, a full bathroom, and a laundry room for added convenience. The primary bedroom is a sanctuary with a luxurious five-piece ensuite bathroom, offering both comfort and style. The walkout basement, ready for your personal touch, includes roughed-in plumbing for additional bedrooms or recreational space, catering to your future needs. An attached double car garage adds extra convenience and storage, making day-to-day living even easier. Outside, enjoy the ease of maintenance with underground Wi-Fi-controlled sprinklers, ensuring your grounds are always pristine. Central air conditioning and LED lighting throughout further enhance the modern comforts of this exceptional home. Located in a desirable area with no homeowner association dues or



condominium fees, and no age restrictions, this property grants you the freedom to personalize your outdoor space with fences and gardens as desired. Don't miss your chance to experience luxurious living with panoramic views in Vulcan's premier location.

Built in 2024

Essential Information

| | |
|----------------|-------------|
| MLS® # | A2196534 |
| Price | \$629,000 |
| Bedrooms | 3 |
| Bathrooms | 3.00 |
| Full Baths | 2 |
| Half Baths | 1 |
| Square Footage | 1,823 |
| Acres | 0.14 |
| Year Built | 2024 |
| Type | Residential |
| Sub-Type | Detached |
| Style | 2 Storey |
| Status | Active |

Community Information

| | |
|-------------|--------------------|
| Address | 714 Fairways Drive |
| Subdivision | NONE |
| City | Vulcan |
| County | Vulcan County |
| Province | Alberta |
| Postal Code | T0L 2B0 |

Amenities

| | |
|----------------|---|
| Parking Spaces | 4 |
| Parking | Double Garage Attached, Off Street, Parking Pad |
| # of Garages | 2 |

Interior

| | |
|-------------------|---|
| Interior Features | Built-in Features, Kitchen Island, Quartz Counters, Soaking Tub |
|-------------------|---|

| | |
|-----------------|--|
| Appliances | Central Air Conditioner, Dishwasher, Dryer, Microwave Hood Fan, Refrigerator, Stove(s), Washer |
| Heating | Forced Air, Natural Gas |
| Cooling | Central Air |
| Fireplace | Yes |
| # of Fireplaces | 1 |
| Fireplaces | Gas, Living Room, Insert |
| Has Basement | Yes |
| Basement | Full, Unfinished, Walk-Out |

Exterior

| | |
|-------------------|---|
| Exterior Features | None |
| Lot Description | Back Yard, Backs on to Park/Green Space, Front Yard, Landscaped, Lawn, On Golf Course, Rectangular Lot, Views |
| Roof | Asphalt Shingle |
| Construction | Stone, Vinyl Siding, Wood Frame |
| Foundation | Poured Concrete |

Additional Information

| | |
|----------------|---------------------|
| Date Listed | February 21st, 2025 |
| Days on Market | 58 |
| Zoning | R1 |

Listing Details

| | |
|----------------|---------------------|
| Listing Office | Magnuson Realty Ltd |
|----------------|---------------------|

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