

# \$907,500 - 625 Sailfin Drive, Rural Rocky View County

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MLS® #A2250060

**\$907,500**

4 Bedroom, 4.00 Bathroom, 2,668 sqft

Residential on 0.10 Acres

Harmony, Rural Rocky View County, Alberta

To be built - see show home at 20 Chokecherry Rise, Harmony. Move into the idyllic family community of Harmony and enjoy the amazing adventure park, the Mickelson Golf Club, close proximity to The Rocky Mountains, all steps from this brand new 2,668 sq ft, FOUR BEDROOM, FOUR BATHROOM home with 10' ceilings, high quality kitchen with upgraded Samsung gourmet kitchen appliances, quartz counters and a walk through pantry. There is a main floor flex room, the mud room has built in lockers, the flooring is luxury vinyl plank throughout the main, upstairs has a central bonus room and 4 large sized bedrooms. Bedroom #2 has a full ensuite and a walk in closet, the king sized primary suite has a relaxing ensuite and spacious walk in closet. This perfect family home features an oversized double garage and a SEPARATE SIDE ENTRANCE TO THE BASEMENT, perfect for a basement/secondary suite (subject to approval and permitting by the city/municipality) and has a 10 year New Home Warranty for added peace of mind!



Built in 2025

## Essential Information

|          |           |
|----------|-----------|
| MLS® #   | A2250060  |
| Price    | \$907,500 |
| Bedrooms | 4         |

|                |             |
|----------------|-------------|
| Bathrooms      | 4.00        |
| Full Baths     | 4           |
| Square Footage | 2,668       |
| Acres          | 0.10        |
| Year Built     | 2025        |
| Type           | Residential |
| Sub-Type       | Detached    |
| Style          | 2 Storey    |
| Status         | Active      |

### Community Information

|             |                         |
|-------------|-------------------------|
| Address     | 625 Sailfin Drive       |
| Subdivision | Harmony                 |
| City        | Rural Rocky View County |
| County      | Rocky View County       |
| Province    | Alberta                 |
| Postal Code | T3Z 0J5                 |

### Amenities

|                |                                               |
|----------------|-----------------------------------------------|
| Amenities      | Dog Run, Beach Access, Clubhouse, Golf Course |
| Parking Spaces | 2                                             |
| Parking        | Double Garage Attached                        |
| # of Garages   | 2                                             |

### Interior

|                   |                                                                                                                                                                                                |
|-------------------|------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Interior Features | Breakfast Bar, Closet Organizers, Double Vanity, High Ceilings, Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan, Pantry, Quartz Counters, Separate Entrance, Walk-In Closet(s) |
| Appliances        | Built-In Oven, Dishwasher, Garage Control(s), Gas Cooktop, Microwave, Range Hood, Refrigerator                                                                                                 |
| Heating           | Forced Air                                                                                                                                                                                     |
| Cooling           | None                                                                                                                                                                                           |
| Fireplace         | Yes                                                                                                                                                                                            |
| # of Fireplaces   | 1                                                                                                                                                                                              |
| Fireplaces        | Gas                                                                                                                                                                                            |
| Has Basement      | Yes                                                                                                                                                                                            |
| Basement          | Exterior Entry, Full, Unfinished                                                                                                                                                               |

### Exterior

|                   |                                       |
|-------------------|---------------------------------------|
| Exterior Features | None                                  |
| Lot Description   | Back Lane, Rectangular Lot            |
| Roof              | Asphalt Shingle                       |
| Construction      | Stone, Wood Frame, Cement Fiber Board |
| Foundation        | Poured Concrete                       |

### **Additional Information**

|                |                   |
|----------------|-------------------|
| Date Listed    | August 18th, 2025 |
| Days on Market | 44                |
| Zoning         | R-1               |
| HOA Fees       | 137               |
| HOA Fees Freq. | MON               |

### **Listing Details**

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

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