

# \$1,500,000 - 33078 Highway 766, Rural Mountain View County

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MLS® #A2243536

**\$1,500,000**

5 Bedroom, 4.00 Bathroom, 3,022 sqft  
Residential on 5.02 Acres

NONE, Rural Mountain View County, Alberta

Just 10 miles west of Olds, this one-of-a-kind 5-acre acreage offers precision craftsmanship, smart technology, and stunning natural beauty. Built in 2017, the property features over 5,800 sq.ft. of finished space, including 3,022 sq.ft. of upscale living and two fully integrated shops. It's ideal for tradespeople, entrepreneurs, or anyone seeking the perfect balance of work, play, and rural luxury.

Upstairs is the heart of the home, where the chef's kitchen boasts quartz counters, a massive island with a built-in sink, high-end appliances, and custom cabinets. The open layout flows into a spacious living room with a stone feature wall, modern linear fireplace, and built-in cabinetry and direct access to the covered top deck. Control4 smart home automation and built-in speakers offer seamless control of lighting, audio, and more.

Step onto the fully covered concrete deck with exposed aggregate finish and glass panel railings to take in panoramic views of the mountains and valley below – a peaceful vantage point that's hard to beat.

The primary suite is located off the living room and includes a walk-in closet and a luxurious ensuite with a glass-enclosed, custom-tiled shower with dual shower heads, vanity, and



toilet. Also on the upper level: a second bedroom or office, a two-piece bath, laundry, a large storage room with a window overlooking Shop 1, and access to the mezzanine in Shop 2.

The main floor offers three spacious bedrooms, each with TVs and large closets. One is currently used as a gym and features built-in speakers. Just outside is a west-facing covered concrete patio with a hot tub and adjacent four-piece bathroom.

Shop 1 measures 49'x26' with a 20'x16' overhead door, plus a two-piece bath, a mechanical room, and a connecting 5'x8' door to Shop 2. Shop 2 is 24'x23' with a 16'x12' door, overhead crane jib, mezzanine storage, and built-in golf simulator – the ultimate multi-use space.

Outside, the property is fenced with an electric gate and serviced by a 10 GPM water well. A 16'x24' powered metal garden shed with a concrete floor adds functionality. Built to commercial standards, the home features triple-pane windows, interlocking metal siding and roofing, and Hardie board accents.

Built in 2017

**Essential Information**

MLS® #	A2243536
Price	\$1,500,000
Bedrooms	5
Bathrooms	4.00
Full Baths	2
Half Baths	2
Square Footage	3,022
Acres	5.02
Year Built	2017

Type	Residential
Sub-Type	Detached
Style	2 Storey, Acreage with Residence
Status	Active

### Community Information

Address	33078 Highway 766
Subdivision	NONE
City	Rural Mountain View County
County	Mountain View County
Province	Alberta
Postal Code	T4H 4A4

### Amenities

Parking Spaces	10
Parking	220 Volt Wiring, Additional Parking, Aggregate, Double Garage Attached, Driveway, Electric Gate, Front Drive, Garage Door Opener, Garage Faces Front, Heated Garage, Insulated, Oversized, RV Access/Parking, Single Garage Attached, Workshop in Garage, Garage Faces Side, Quad or More Attached, RV Garage, Side By Side, Tandem
# of Garages	10

### Interior

Interior Features	Built-in Features, Ceiling Fan(s), Central Vacuum, Closet Organizers, High Ceilings, Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan, Pantry, Quartz Counters, Recessed Lighting, Smart Home, Solar Tube(s), Storage, Vinyl Windows, Walk-In Closet(s), Wired for Data, Wired for Sound
Appliances	Central Air Conditioner, Convection Oven, Garage Control(s), Gas Cooktop, Microwave, Range Hood, Refrigerator, Window Coverings, ENERGY STAR Qualified Dishwasher, ENERGY STAR Qualified Dryer, ENERGY STAR Qualified Freezer, ENERGY STAR Qualified Refrigerator, ENERGY STAR Qualified Washer, Satellite TV Dish
Heating	Boiler, High Efficiency, In Floor, Forced Air, Natural Gas, Fireplace Insert, Zoned
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas, Insert, Living Room, Blower Fan, Decorative, Factory Built, Gas Starter, Masonry, Sealed Combustion
Basement	None

**Exterior**

Exterior Features	Fire Pit, Lighting, Private Yard, Rain Gutters, Storage
Lot Description	Back Yard, Backs on to Park/Green Space, Cleared, Few Trees, Front Yard, Lawn, Low Maintenance Landscape, No Neighbours Behind, Open Lot, Private, Views, Gentle Sloping, Sloped, Steep Slope, Square Shaped Lot
Roof	Metal
Construction	Cement Fiber Board, Metal Siding, Wood Frame, Silent Floor Joists, See Remarks
Foundation	Poured Concrete, Perimeter Wall

**Additional Information**

Date Listed	July 25th, 2025
Days on Market	4
Zoning	R-CR

**Listing Details**

Listing Office	CIR Realty
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