

\$999,000 - 52 Hawk Eye Road, Rural Rocky View County

MLS® #A2253079

\$999,000

3 Bedroom, 3.00 Bathroom, 1,646 sqft

Residential on 4.00 Acres

Hawk Eye Estates, Rural Rocky View County, Alberta

One thing that is difficult to find is an acreage with a smaller house. It is more difficult to find that house in exceptional condition, especially at an affordable price. Well, look no further. The owners of this property have spent years restoring it to its intended glory. And when you add to that mix all the improvements blended with the compliments of the setting and location, you have a rare commodity that really must be seen. Just some of the improvements are: New septic field 2013. New roof 2012. New windows and doors 2017. Furnace rebuilt in 2016. New UV water filter system in 2020 with new pressure tank. New bathrooms. Dog run and kennel 2014. New deck and balcony 2015. Green house. New garage metal roof 2016 and outbuildings. The near perfect setting is highlighted with a generous forest behind the house and an expansive south facing field/pasture off the back decks. Across the road is a large environmental reserve with Bragg Creek itself meandering through. All this is found just 1/2 kilometer away from The Trans-Canada Trail, just 2 kilometers away from many hiking/biking/skiing trails in Kananaskis Country, and just a 5 minute drive to the picturesque hamlet of Bragg Creek. This definitely is the "complete package"•

Built in 1968

Essential Information



MLS® #	A2253079
Price	\$999,000
Bedrooms	3
Bathrooms	3.00
Full Baths	3
Square Footage	1,646
Acres	4.00
Year Built	1968
Type	Residential
Sub-Type	Detached
Style	2 Storey, Acreage with Residence
Status	Active

Community Information

Address	52 Hawk Eye Road
Subdivision	Hawk Eye Estates
City	Rural Rocky View County
County	Rocky View County
Province	Alberta
Postal Code	T0L 0K0

Amenities

Parking Spaces	6
Parking	Double Garage Detached
# of Garages	2

Interior

Interior Features	Beamed Ceilings, Ceiling Fan(s), Natural Woodwork, Open Floorplan, See Remarks, Storage, Sump Pump(s)
Appliances	Dishwasher, Dryer, Electric Oven, Garage Control(s), Refrigerator, Washer
Heating	Forced Air, Natural Gas, Wood, Exhaust Fan, Fireplace Insert
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Living Room, Wood Burning, Brick Facing, Insert
Has Basement	Yes
Basement	Full, Partially Finished

Exterior

Exterior Features	Balcony, Private Entrance, Storage, Dog Run, Kennel
Lot Description	Open Lot, Pasture, Rectangular Lot, Dog Run Fenced In, Environmental Reserve
Roof	Asphalt Shingle
Construction	Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	September 2nd, 2025
Days on Market	4
Zoning	CR1

Listing Details

Listing Office	MaxWell Canyon Creek
----------------	----------------------

Data is supplied by Pillar 9â„¢ MLS® System. Pillar 9â„¢ is the owner of the copyright in its MLS® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLS®, Multiple Listing Service® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.