

# **\$769,500 - 8125 B Twp Rd 482, Rural Brazeau County**

MLS® #E4454408

**\$769,500**

7 Bedroom, 3.50 Bathroom, 1,928 sqft

Rural on 4.00 Acres

None, Rural Brazeau County, AB

Executive Estate Living on 4 Private Acres!  
Thoughtfully designed & impeccably finished, this 1,900+sq ft bilevel offers elevated living on all levels! As you enter the home through the magnificent entrance, an immediate sense of "wow" will hit you. A stunning chef's style kitchen outfitted with premium SS appliances, granite countertops, custom cabinetry, & access to the expansive rear deck, ideal for indoor-outdoor entertaining. A grand living room anchored by a floor-to-ceiling stone gas fireplace, rich hardwood flooring, & a large bay window that floods the space w/ natural light! W/ 3 large bedrooms, including a spectacular primary suite featuring a spa-like 5-pce ensuite w/an air tub, walk in closet, & direct deck access through the patio doors. A 4-pce & 2-pce bath complete this level. 4 more bedrooms offer flexibility for family & guests, + a home theatre room, perfect for movie night! Offering total privacy this land includes a 30x40 heated shop, 28x29 garage, Central AC, even room for a hottub!

Built in 2015

## **Essential Information**

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Price \$769,500

Bedrooms 7



Bathrooms	3.50
Full Baths	3
Half Baths	1
Square Footage	1,928
Acres	4.00
Year Built	2015
Type	Rural
Sub-Type	Detached Single Family
Style	Bi-Level
Status	Active

### **Community Information**

Address	8125 B Twp Rd 482
Area	Rural Brazeau County
Subdivision	None
City	Rural Brazeau County
County	ALBERTA
Province	AB
Postal Code	T7A 2A1

### **Amenities**

Features	Air Conditioner, Deck, Fire Pit, Vaulted Ceiling, Vinyl Windows, See Remarks
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### **Interior**

Interior Features	ensuite bathroom
Heating	Forced Air-1, In Floor Heat System, Natural Gas
Fireplace	Yes
Stories	2
Has Basement	Yes
Basement	Partial, Finished

### **Exterior**

Exterior	Wood
Exterior Features	Landscaped, Private Setting, See Remarks
Construction	Wood
Foundation	Concrete Perimeter

### **Additional Information**

Date Listed August 20th, 2025

Days on Market 3

Zoning Zone 90

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Listing information last updated on August 23rd, 2025 at 12:48pm MDT