

# \$1,090,000 - 71 Amber View, Rural Rocky View County

MLS® #A2224732

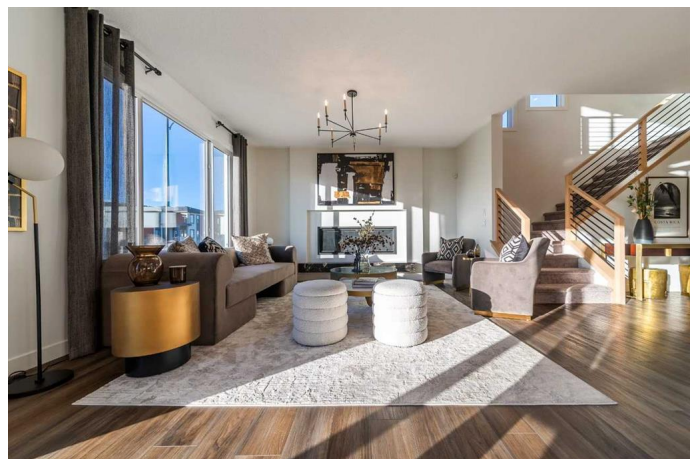
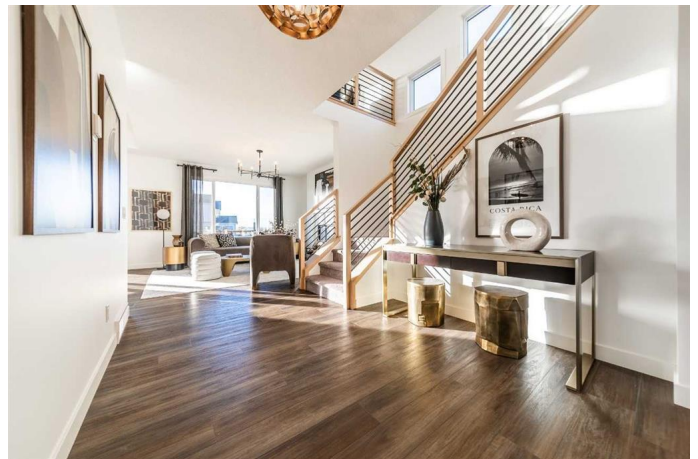
**\$1,090,000**

5 Bedroom, 4.00 Bathroom, 2,931 sqft  
Residential on 0.12 Acres

N/A, Rural Rocky View County, Alberta

Welcome to The Hunter—a dream home designed for large families who value space, comfort, and exceptional style. Built by a trusted builder with over 70 years of experience, this home showcases on-trend, designer-curated interior selections tailored for a custom feel. Featuring a full packages of smart home technology, this home includes a programmable thermostat, ring camera doorbell, smart front door lock, smart and motion-activated switches—all seamlessly controlled via an Amazon Alexa touchscreen hub. With a generous 3-car garage, two primary bedrooms, and a main floor bedroom with full bath (featuring a tiled walk-in shower), this home is made for families who need room to grow, gather, and stay connected. The chef-inspired executive kitchen stuns with a waterfall island, gas cooktop, built-in stainless steel appliances, and a separate spice kitchen with gas range—perfect for hosting and daily life. Soaring ceilings in the open-to-above dining room, a vaulted bonus room, and expansive windows fill the home with natural light. Unwind by the gas fireplace, or retreat to a spa-like ensuite with soaker tub and tiled walk-in shower with two glass walls. A spacious rear deck and thoughtful layout offer everything a growing family needs—luxury, functionality, and room to thrive. Photos are representative.

Built in 2024



**Essential Information**

MLS® #	A2224732
Price	\$1,090,000
Bedrooms	5
Bathrooms	4.00
Full Baths	4
Square Footage	2,931
Acres	0.12
Year Built	2024
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

**Community Information**

Address	71 Amber View
Subdivision	N/A
City	Rural Rocky View County
County	Rocky View County
Province	Alberta
Postal Code	T4B5T5

**Amenities**

Amenities	None
Parking Spaces	6
Parking	Triple Garage Attached
# of Garages	3

**Interior**

Interior Features	Double Vanity, Kitchen Island, Open Floorplan, Pantry, Separate Entrance, Smart Home, Soaking Tub, Vaulted Ceiling(s), Walk-In Closet(s)
Appliances	Built-In Oven, Dishwasher, Gas Cooktop, Gas Range, Microwave, Range Hood, Refrigerator, Tankless Water Heater
Heating	Forced Air
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Decorative, Gas

Has Basement	Yes
Basement	Full, Unfinished

## Exterior

Exterior Features	Lighting
Lot Description	Back Yard
Roof	Asphalt Shingle
Construction	Cement Fiber Board, Stone, Wood Frame
Foundation	Poured Concrete

## Additional Information

Date Listed	May 26th, 2025
Days on Market	6
Zoning	TBD
HOA Fees	1800
HOA Fees Freq.	ANN

## Listing Details

Listing Office	Bode Platform Inc.
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