

\$1,699,999 - 31 Summit Pointe Drive, Heritage Pointe

MLS® #A2188076

\$1,699,999

4 Bedroom, 5.00 Bathroom, 2,952 sqft

Residential on 0.33 Acres

NONE, Heritage Pointe, Alberta

OPEN HOUSE SATURDAY APRIL 26th
FROM 1-4 PM. Wowza!!!! Welcome to 31
Summit Pointe Drive, a luxurious haven
nestled in one of the most prestigious
neighborhoods. Bungalow style home with an
amazing loft style bonus/Flex room above the
4 car garage. This stunning residence
combines elegance, comfort and breathtaking
views. Boasting 4 bedrooms and 4.5
bathrooms, this home is perfect for large
families or anyone that enjoys golfing. 5300
sqft developed on 3 levels of high end finishing
including 12 foot ceilings throughout the main
floor. Numerous upgrades throughout the
house including a new air conditioner, boiler
and hot tub. Major renovation was done in
2017 including a full kitchen remodel with high
end cabinetry, granite counter tops and Top of
the line appliances including a built in Miele
coffee maker. You can enjoy your morning
coffee practically year round on your south
facing covered deck with powered screens and
a fire table. The bonus room above the garage
could also be used as a 5th bedroom if
needed. Enjoy watching golfers play
throughout the summer from your
maintenance free south facing backyard with a
waterfall/pond and irrigation system. The lower
level walkout basement offers a spacious rec
room/games room, theatre room, wet bar with
a fireplace and a 2 person infrared sauna. The
home is heated by 2 High-Efficiency boilers
with underfloor heating throughout the entire
home and garage. Pride of ownership



throughout this amazing home! Call your favourite realtor for a private showing.

Built in 2002

Essential Information

MLS® #	A2188076
Price	\$1,699,999
Bedrooms	4
Bathrooms	5.00
Full Baths	4
Half Baths	1
Square Footage	2,952
Acres	0.33
Year Built	2002
Type	Residential
Sub-Type	Detached
Style	1 and Half Storey
Status	Active

Community Information

Address	31 Summit Pointe Drive
Subdivision	NONE
City	Heritage Pointe
County	Foothills County
Province	Alberta
Postal Code	T1S4H2

Amenities

Amenities	Golf Course, Snow Removal
Parking Spaces	4
Parking	Quad or More Attached
# of Garages	4

Interior

Interior Features	Open Floorplan, Vaulted Ceiling(s), Breakfast Bar, Ceiling Fan(s), Granite Counters, High Ceilings, Kitchen Island, No Animal Home, No Smoking Home, Natural Woodwork, Pantry, See Remarks, Sauna, Soaking Tub, Tankless Hot Water, Wired for Sound, Walk-In Closet(s)
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Appliances	Central Air Conditioner, Dishwasher, Refrigerator, Built-In Gas Range, Double Oven, Garburator, Microwave, Range Hood, See Remarks, Washer/Dryer Stacked, Window Coverings
Heating	Boiler, Fan Coil
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	2
Fireplaces	Basement, Family Room, Gas
Has Basement	Yes
Basement	Finished, Full, Walk-Out

Exterior

Exterior Features	Private Yard, Balcony, BBQ gas line
Lot Description	Close to Clubhouse, On Golf Course, Low Maintenance Landscape, See Remarks
Roof	Asphalt Shingle
Construction	See Remarks, Stone, Stucco, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	January 17th, 2025
Days on Market	98
Zoning	RC

Listing Details

Listing Office	Greater Property Group
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