

\$1,379,000 - 9 Ghost Road, Benchlands

MLS® #A2179884

\$1,379,000

4 Bedroom, 2.00 Bathroom, 1,294 sqft

Residential on 2.51 Acres

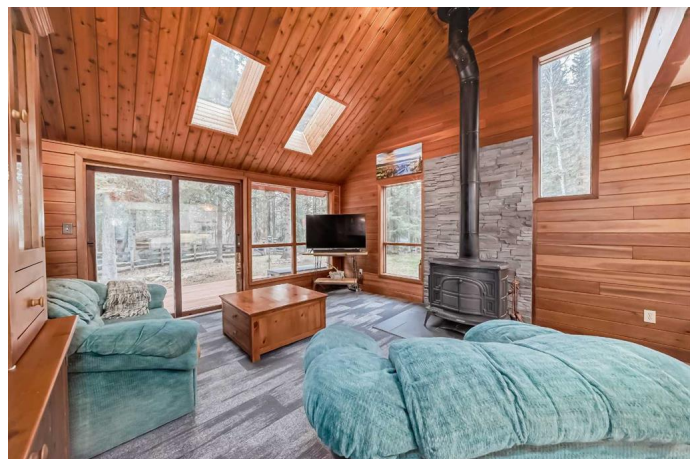
NONE, Benchlands, Alberta

Visit REALTOR® website for additional information. Discover this serene, wooded oasis on 2.51 acres with a beautifully renovated 3+ bedroom cedar home. Nestled in the picturesque Hamlet of Benchlands, it offers stunning mountain, ravine, and river views. This inviting home boasts 1,300 sq. ft. on two levels, with a primary bedroom, living room, and kitchen on the main floor. Two more bedrooms and a family room are upstairs, with a finished basement adding a potential fourth bedroom. The nearly wrap-around deck is perfect for morning coffee or sunset views, and a firepit is great for stargazing. The property is fenced, zoned for horses, and has an oversized garage, workshop, and carport. Located 25 minutes from Cochrane and 40 minutes from Calgary, it combines country tranquility with city convenience. Perfect for a retirement couple, young professionals, or a growing family.

Built in 1981

Essential Information

| | |
|----------------|-------------|
| MLS® # | A2179884 |
| Price | \$1,379,000 |
| Bedrooms | 4 |
| Bathrooms | 2.00 |
| Full Baths | 2 |
| Square Footage | 1,294 |
| Acres | 2.51 |



| | |
|------------|----------------------------------|
| Year Built | 1981 |
| Type | Residential |
| Sub-Type | Detached |
| Style | Acreage with Residence, 2 Storey |
| Status | Active |

Community Information

| | |
|-------------|------------------------|
| Address | 9 Ghost Road |
| Subdivision | NONE |
| City | Benchlands |
| County | Bighorn No. 8, M.D. of |
| Province | Alberta |
| Postal Code | T0L 1N0 |

Amenities

| | |
|--------------|------------------------------------|
| Parking | Off Street, Double Garage Detached |
| # of Garages | 12 |

Interior

| | |
|-------------------|--|
| Interior Features | Laminate Counters, Open Floorplan, Ceiling Fan(s), Natural Woodwork, Sauna, Skylight(s), Sump Pump(s), Vaulted Ceiling(s), Walk-In Closet(s) |
| Appliances | Dryer, Refrigerator, Washer, Range |
| Heating | Forced Air |
| Cooling | None |
| Fireplace | Yes |
| # of Fireplaces | 1 |
| Fireplaces | Wood Burning Stove |
| Has Basement | Yes |
| Basement | Finished, Full |

Exterior

| | |
|-------------------|--|
| Exterior Features | Fire Pit, Lighting, Private Yard |
| Lot Description | Irregular Lot, Landscaped, Corner Lot, Treed |
| Roof | Asphalt Shingle |
| Construction | Wood Frame, Wood Siding, Shingle Siding |
| Foundation | Wood |

Additional Information

| | |
|-------------|---------------------|
| Date Listed | November 18th, 2024 |
|-------------|---------------------|

| | |
|----------------|-----|
| Days on Market | 166 |
| Zoning | RES |

Listing Details

| | |
|----------------|-----------------------|
| Listing Office | PG Direct Realty Ltd. |
|----------------|-----------------------|

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.