

# \$1,099,900 - 205 Artesia Gate, Heritage Pointe

MLS® #A2210322

**\$1,099,900**

4 Bedroom, 3.00 Bathroom, 1,702 sqft

Residential on 0.16 Acres

Artesia at Heritage Pointes, Heritage Pointe, Alberta

OPEN HOUSE on Sunday, April 27th from 12-2pm. Luxury Villa Living | Triple Garage | Maintenance-Free Lifestyle. Enjoy luxury villa living in this stunning executive bungalow, perfectly positioned in a quiet, well-managed community just minutes outside Calgary. Ideal for downsizers, empty nesters, or anyone wanting a low-maintenance lifestyle with quick access to Seton, Mahogany, South Calgary Hospital, and all the best amenities in the southeast.

This home features a rare 3-car attached garage with sleek epoxy flooring, offering plenty of space for vehicles, storage, or your favorite hobby space. Inside, the open-concept layout is both spacious and stylish, with a gourmet kitchen boasting granite countertops, built-in stainless steel appliances, and a large island that flows into the dining space and cozy living room complete with a gas fireplace and access to the patio.

The main floor primary suite is a true retreat with a luxurious ensuite featuring an air tub, dual sinks, granite counters, and a tile & glass shower. A main floor laundry room and front den/home office add to the functionality of this home.

Downstairs, the fully finished lower level is ideal for guests and entertaining, with three additional bedrooms, a full bathroom, and a spacious family/media room with a games area and full wet bar.

Whether you're looking to simplify your lifestyle



or enjoy quiet luxury with proximity to the city,  
this home offers it all.

Built in 2012

### Essential Information

MLS® #	A2210322
Price	\$1,099,900
Bedrooms	4
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,702
Acres	0.16
Year Built	2012
Type	Residential
Sub-Type	Semi Detached
Style	Side by Side, Bungalow
Status	Active

### Community Information

Address	205 Artesia Gate
Subdivision	Artesia at Heritage Pointes
City	Heritage Pointe
County	Foothills County
Province	Alberta
Postal Code	T1S 4K2

### Amenities

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

### Interior

Interior Features	Granite Counters, High Ceilings, Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan, Pantry, Wet Bar
Appliances	Bar Fridge, Built-In Oven, Central Air Conditioner, Dishwasher, Dryer, Gas Cooktop, Microwave, Range Hood, Refrigerator, Washer, Water

	Softener, Window Coverings
Heating	Forced Air, Natural Gas
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas
Has Basement	Yes
Basement	Finished, Full

## Exterior

Exterior Features	None
Lot Description	Landscaped, No Neighbours Behind, Underground Sprinklers
Roof	Asphalt Shingle
Construction	Stone, Stucco, Wood Frame
Foundation	Poured Concrete

## Additional Information

Date Listed	April 11th, 2025
Days on Market	13
Zoning	RC
HOA Fees	256
HOA Fees Freq.	MON

## Listing Details

Listing Office	RE/MAX Realty Professionals
----------------	-----------------------------

Data is supplied by Pillar 9â„¢ MLSÂ® System. Pillar 9â„¢ is the owner of the copyright in its MLSÂ® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLSÂ®, Multiple Listing ServiceÂ® 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.