\$1,125,000 - 2 Morning Gold Estates, Rural Vermilion River, County of

MLS® #A2201435

\$1,125,000

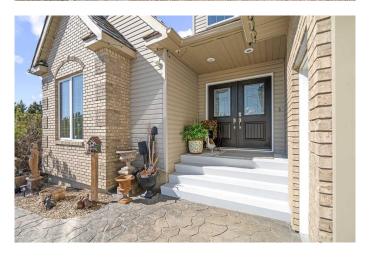
4 Bedroom, 4.00 Bathroom, 2,315 sqft Residential on 2.99 Acres

Morning Gold Estates (SW), Rural Vermilion River, County of, Alberta

Acreage living at its best! This beautiful custom-designed home has a stunning landscape and a large shop with guest house. The 3-acre property is nestled in Morning Gold Estates, a gorgeous area that boasts gently rolling hills, nearby ponds, and mature evergreen trees. The main house is an immaculate 4-bedroom, 3.5-bathroom home with all the luxury a custom designed home deserves. Opening the door into a spacious foyer, this bright and beautiful 2,300 square foot 2-storey home is styled in timeless neutrals and classic black accents. You are welcomed by an impressive 18-foot floor- toceiling entrance detailed with custom accents, along with a gorgeous, curved staircase and amazing features like arched entries and artisan glass windows. Filled with natural light the large kitchen and dining area has an open-concept design that overlooks the outdoor view. Each room in the house has been thoughtfully designed, making this home a true retreat. Outside, be prepared to fall in love with the stunning landscape. This property has the peaceful, park-like serenity that comes with acreage living. A large 36' x 40' detached, 4-car garage/shop is situated to the west of the main house. A spacious 2-bedroom, 1 bathroom guest house rests above the shop. This incredible property is located 10 minutes west of Lloydminster;







paved roads will bring you to the front gates of this executive property. This acreage is exceptional!

Built in 1998

Essential Information

MLS® # A2201435 Price \$1,125,000

Bedrooms 4

Bathrooms 4.00

Full Baths 3
Half Baths 1

Square Footage 2,315

Acres 2.99

Year Built 1998

Type Residential Sub-Type Detached

Style 2 Storey, Acreage with Residence

Status Active

Community Information

Address 2 Morning Gold Estates

Subdivision Morning Gold Estates (SW)

City Rural Vermilion River, County of

County Vermilion River, County of

Province Alberta
Postal Code T9V 0M2

Amenities

Parking Spaces 10

Parking Triple Garage Attached, Triple Garage Detached

of Garages 6

Interior

Interior Features Kitchen Island, Walk-In Closet(s)

Appliances Central Air Conditioner, Dishwasher, Garage Control(s), Microwave,

Refrigerator, Stove(s), Washer/Dryer, Window Coverings, Humidifier

Heating Forced Air, Natural Gas

Cooling None

Fireplace Yes

of Fireplaces

Fireplaces Gas

Has Basement Yes

Basement Finished, Full

2

Exterior

Exterior Features Fire Pit

Lot Description Backs on to Park/Green Space, Corner Lot, Garden, Gazebo, Gentle

Sloping, Irregular Lot, Lawn, Paved, Treed, Underground Sprinklers

Roof Asphalt Shingle

Construction Brick, Cedar, Vinyl Siding

Foundation Poured Concrete

Additional Information

Date Listed March 11th, 2025

Days on Market 1

Zoning ACR

Listing Details

Listing Office MUSGRAVE AGENCIES

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