

# \$1,350,000 - 345 Limestone Bay, Balzac

MLS® #A2250013

**\$1,350,000**

5 Bedroom, 5.00 Bathroom, 2,903 sqft  
Residential on 0.15 Acres

NONE, Balzac, Alberta

Welcome to Goldwyn living at its finest. This nearly 4,000 sq. ft. residence isn't just a home—it's a statement. Every square foot has been designed to balance sophistication, comfort, and functionality, giving you a space that feels both expansive and intimate at the same time.

The main level is where life happens—an open-concept kitchen with premium finishes, complemented by a full spice kitchen for serious culinary adventures. Flow effortlessly from the great room with soaring ceilings, to the formal dining space made for entertaining, to a private study/library perfect for focus and creativity.

Upstairs, the primary suite is your sanctuary: a spa-level ensuite, a walk-in closet built for a true wardrobe, and even a private balcony to take in the quiet elegance of Goldwyn. Two additional bedrooms, each with their own bath access, plus a bonus room and upper laundry, complete this floor with ease.

And then there's the basement—a legal secondary suite designed for versatility. Whether it's for extended family, guests, or rental income, the possibilities are limitless.

Outside, a large deck extends your living space under the open sky, while the oversized triple garage answers every parking and storage need.



This isn't just another luxury property.  
It's a chance to claim your place in  
Goldwyn, a community known for its prestige,  
lifestyle, and promise of something more.

Built in 2025

### Essential Information

MLS® #	A2250013
Price	\$1,350,000
Bedrooms	5
Bathrooms	5.00
Full Baths	5
Square Footage	2,903
Acres	0.15
Year Built	2025
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

### Community Information

Address	345 Limestone Bay
Subdivision	NONE
City	Balzac
County	Rocky View County
Province	Alberta
Postal Code	T4B 5T5

### Amenities

Amenities	None
Parking Spaces	6
Parking	Triple Garage Attached
# of Garages	2

### Interior

Interior Features	Breakfast Bar, Built-in Features, Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan, Separate Entrance, Walk-In Closet(s)
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Appliances Built-In Oven, Dishwasher, R  
Heating Forced Air, Natural Gas  
Cooling Central Air  
Fireplace Yes  
# of Fireplaces 1  
Fireplaces Gas  
Has Basement Yes  
Basement Exterior Entry, Finished, Full

### Exterior

Exterior Features Private Entrance, Private Yard  
Lot Description Back Lane, Back Yard, Back  
Cul-De-Sac, Pie Shaped Lot  
Roof Asphalt Shingle  
Construction See Remarks, Wood Frame  
Foundation Poured Concrete

### Additional Information

Date Listed August 29th, 2025  
Days on Market 2  
Zoning RC-1  
HOA Fees Freq. ANN

### Listing Details

Listing Office eXp Realty

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