

# \$1,100,000 - 33 Southshore Estate Drive, Widewater

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MLS® #A2144153

**\$1,100,000**

12 Bedroom, 10.00 Bathroom, 7,181 sqft

Residential on 3.11 Acres

NONE, Widewater, Alberta

Welcome to your dream home! This exquisite estate is a masterpiece of luxury and elegance, offering unparalleled comfort and sophistication. Nestled amidst hundreds of planted trees and perennials, this 12-bedroom, 10-bathroom residence sits on 3 acres and epitomizes refined living with flexible arrangements. The grandeur of this home is evident from the moment you step through the door. High-end finishes and thoughtful details abound, create a warm and inviting atmosphere throughout. The expansive floor plan includes two separate living areas, with a wheel chair accessible main floor, providing endless possibilities. Live in the main house and rent out the other side for additional income, or accommodate extended family with ease. Both living spaces feature multiple living areas, perfect for intimate family gatherings and large-scale entertaining. The gourmet kitchen in the main living area is a chef's delight, featuring top-of-the-line appliances, custom cabinetry, a spacious island and a butlers pantry with an additional stand alone fridge, freezer and dishwasher. A pass-through window makes clean up an ease when hosting friends and family around the custom built living room bar. Adjacent to the kitchen, the elegant sun room offers stunning views of the massive back yard and direct access to one of the two covered patios. The luxurious master suite is a private oasis, boasting a spa-like bathroom with a huge jetted tub, walk in closet and the most beautiful wrap around shower



you've ever seen. Each additional bedroom is generously sized and beautifully appointed, ensuring comfort for all family members and guests. Additionally, the property boasts a massive attached shop, meticulously organized to be the ideal man cave, with a 12' o/h door, mezzanine and a third suite with it's own laundry, bathroom and kitchenette. Outside, the covered patios provide the perfect setting for al fresco dining and relaxation, surrounded by the natural beauty of the property. With 4 garages, over an acre of gravel with a pass-through driveway there is endless parking and storage around the property. This exceptional estate is more than just a home; it's a lifestyle.

Built in 2013

### **Essential Information**

MLS® #	A2144153
Price	\$1,100,000
Bedrooms	12
Bathrooms	10.00
Full Baths	7
Half Baths	3
Square Footage	7,181
Acres	3.11
Year Built	2013
Type	Residential
Sub-Type	Detached
Style	Acreage with Residence, Bungalow
Status	Active

### **Community Information**

Address	33 Southshore Estate Drive
Subdivision	NONE
City	Widewater
County	Lesser Slave River No. 124, M.D. of
Province	Alberta

Postal Code T0G2M0

### Amenities

Parking Spaces 12

Parking Double Garage Attached, Double Garage Detached, Parking Pad, RV Access/Parking, RV Garage

# of Garages 8

### Interior

Interior Features Bar, Breakfast Bar, Beamed Ceilings, Bookcases, Built-in Features, Chandelier, Closet Organizers, Crown Molding, Central Vacuum, Double Vanity, High Ceilings, Vinyl Windows, Jetted Tub, Kitchen Island, Low Flow Plumbing Fixtures, No Smoking Home, Natural Woodwork, Open Floorplan, Pantry, Quartz Counters, Recessed Lighting, Soaking Tub, Separate Entrance, Storage, Sump Pump(s), Track Lighting, Vaulted Ceiling(s), Wet Bar, Walk-In Closet(s)

Appliances Wall/Window Air Conditioner, Bar Fridge, Dishwasher, Electric Oven, Electric Stove, Freezer, Garage Control(s), Microwave, Microwave Hood Fan, Refrigerator, See Remarks, Washer/Dryer, Washer/Dryer Stacked, Window Coverings, Wine Refrigerator

Heating Boiler, Combination, Fireplace(s), In Floor, Natural Gas, Wood

Cooling None

Fireplace Yes

# of Fireplaces 1

Fireplaces Decorative, Dining Room, Double Sided, Living Room, None

Basement None

### Exterior

Exterior Features Balcony, Barbecue, BBQ gas line, Fire Pit, Garden, Lighting, Private Entrance, Private Yard, Rain Gutters, Storage

Lot Description Level, Back Yard, Front Yard, Garden, Gentle Sloping, Lake, Lawn, Low Maintenance Landscape, Landscaped, Many Trees, Open Lot, Private, Treed

Roof Asphalt Shingle

Construction ICFs (Insulated Concrete Forms), Stone, Stucco, Wood Frame

Foundation Slab

### Additional Information

Date Listed July 15th, 2024

Days on Market 360

Zoning CR3

**Listing Details**

Listing Office                   CENTURY 21 NORTHERN REALTY

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