



Floorplan is expertly designed with you in mind, spanning 1683 sqft of living space on the upper two levels, including three beds + 2.5 baths, with the opportunity to develop the basement later on with a potential of an additional 781 sqft of recreational space. Then you can look forward to calling Harmony home with a possession of Oct ~25 - April ~26. Visit the show home at 1002 Harmony Parade to tour a similar home today and choose a community that supports the balance youâ€™ve always dreamed of. Welcome to your next Adventure.

Built in 2025

**Essential Information**

MLS® #	A2199337
Price	\$697,600
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,683
Acres	0.00
Year Built	2025
Type	Residential
Sub-Type	Row/Townhouse
Style	2 Storey
Status	Active

**Community Information**

Address	1145 Sailfin Heath
Subdivision	Harmony
City	Rural Rocky View County
County	Rocky View County
Province	Alberta
Postal Code	T3Z0J6

**Amenities**

Amenities	Beach Access, Clubhouse, Community Gardens, Dog Park
Parking Spaces	2
Parking	Double Garage Detached
# of Garages	2

## Interior

Interior Features	Built-in Features, Kitchen Island, No Smoking Home, Quartz Counters, Walk-In Closet(s)
Appliances	Dishwasher, Dryer, Garage Control(s), Microwave, Range Hood, Refrigerator, Washer, Built-In Gas Range
Heating	Forced Air
Cooling	None
Has Basement	Yes
Basement	Full, Unfinished

## Exterior

Exterior Features	BBQ gas line, Private Entrance, Private Yard
Lot Description	Back Yard, Other
Roof	Asphalt Shingle
Construction	Concrete, Wood Frame, Cedar
Foundation	Poured Concrete

## Additional Information

Date Listed	March 5th, 2025
Days on Market	65
Zoning	TBD
HOA Fees	137
HOA Fees Freq.	MON

## Listing Details

Listing Office	Grassroots Realty Group
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