

**729 Grayling Link  
Rural Rocky View County, Alberta**

**MLS # A2243047**



**\$810,800**

<b>Division:</b>	Harmony		
<b>Type:</b>	Residential/House		
<b>Style:</b>	2 Storey		
<b>Size:</b>	2,096 sq.ft.	<b>Age:</b>	2025 (0 yrs old)
<b>Beds:</b>	3	<b>Baths:</b>	2 full / 1 half
<b>Garage:</b>	Double Garage Detached		
<b>Lot Size:</b>	0.10 Acre		
<b>Lot Feat:</b>	Back Lane, Level, On Golf Course		

<b>Heating:</b>	Forced Air, Natural Gas	<b>Water:</b>	Public
<b>Floors:</b>	Carpet, Ceramic Tile, Vinyl Plank	<b>Sewer:</b>	Public Sewer
<b>Roof:</b>	Asphalt Shingle	<b>Condo Fee:</b>	-
<b>Basement:</b>	Full, Unfinished	<b>LLD:</b>	-
<b>Exterior:</b>	Cement Fiber Board, Stone, Wood Frame	<b>Zoning:</b>	TBD
<b>Foundation:</b>	Poured Concrete	<b>Utilities:</b>	-
<b>Features:</b>	Bathroom Rough-in, Double Vanity, Granite Counters, High Ceilings, Kitchen Island, Open Floorplan, Pantry, Walk-In Closet(s)		

**Inclusions:** N/A

Fall in love with this 2033 sqft laned home in the community of Harmony, built by Broadview Homes and ready Fall 2025! This 3-bedroom, 2.5-bath home is packed with upgrades, including a stylish gas fireplace, main floor flex room, and a chef-inspired kitchen with stainless steel appliances, gas range, hood fan, built-in microwave, granite countertops, and 42" upper cabinets with soffit and crown molding to the ceiling. The primary bedroom is a true retreat, featuring a luxurious 5-piece ensuite with double vanity, soaker tub, tiled shower, and a huge walk-in closet. Enjoy 9' basement ceilings for future development potential, plus a large 18'x10' rear deck, 24'x24' garage with 8' door, and concrete walkway. Located in one the most sought-after communities, with lakes, parks, and amenities just steps away. Photos are representative.