

\$1,275,000 - 231031 Forestry Way, Bragg Creek

MLS® #A2270045

\$1,275,000

4 Bedroom, 3.00 Bathroom, 1,525 sqft

Residential on 19.52 Acres

West Bragg Creek, Bragg Creek, Alberta

****OPEN HOUSE Saturday, November 15th 2-4 pm**** Opportunities like this are rarely offered. Set on 19.52 acres of untouched West Bragg Creek wilderness, backing directly onto the vast expanse of Kananaskis Country, this property represents one of the few remaining chances to own land of this scale, privacy, and natural beauty. Tucked deep within a private sanctuary, where the rhythm of the forest replaces the noise of the city, this walk-out bungalow feels less like a house and more like an invitation to live differently. Mornings start quietly here. The first blush of sunrise spills into the east-facing breakfast nook, casting warm light across treetops as deer wander unhurriedly past your windows. With the West Bragg Creek trail system just minutes from your doorstep, this is a landscape designed for the outdoor soul: bike at dawn, cross-country ski at noon, hike until the sky turns gold, then be home within moments. Inside, the home features a thoughtful custom kitchen renovation by Bragg Creek artisan Vertex Carpentry - a true celebration of local craftsmanship. Cherry-wood cabinetry is paired with quartz counters and a full suite of professional-grade appliances. Hidden among the woodwork are clever, custom-built storage solutions and tailored organizational details, making the space as functional as it is beautiful. A baker's dream is found in the dual built-in wall ovens (steam + convection), the 5-burner induction cooktop, and the whisper-quiet dishwasher, bringing both



artistry and intention to everyday living. The main level unfolds through an open living and dining area wrapped in windows, framing the forest as living artwork. A versatile bedroom on this level offers flexibility, serving beautifully as a home office, studio, or quiet reading retreat. Below, the walk-out level offers three additional spacious bedrooms - one currently used as a home gym. The oversized primary suite provides a generous walk-in closet and private ensuite, creating a retreat that feels grounding and serene. Though the Hamlet of Bragg Creek is only a short drive away, the feeling here is unmistakably private - quiet, wild, and deeply connected to nature. This is more than a home. It is a once-in-a-generation opportunity to own a rare stretch of land along the edge of Kananaskis Country - your own piece of nature's paradise, waiting to be lived in.

Built in 1991

Essential Information

MLS® #	A2270045
Price	\$1,275,000
Bedrooms	4
Bathrooms	3.00
Full Baths	3
Square Footage	1,525
Acres	19.52
Year Built	1991
Type	Residential
Sub-Type	Detached
Style	Acreage with Residence, Bungalow
Status	Active

Community Information

Address	231031 Forestry Way
Subdivision	West Bragg Creek
City	Bragg Creek

County	Rocky View County
Province	Alberta
Postal Code	T0L 0K0

Amenities

Parking	Driveway, Parking Pad, Unpaved
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Interior

Interior Features	Breakfast Bar, Central Vacuum, Double Vanity, High Ceilings, Kitchen Island, Open Floorplan, Stone Counters, Storage
Appliances	Convection Oven, Dishwasher, Dryer, Freezer, Induction Cooktop, Refrigerator, Washer, Water Softener
Heating	In Floor, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Wood Burning
Has Basement	Yes
Basement	Full

Exterior

Exterior Features	Balcony, Private Yard, Rain Gutters
Lot Description	Greenbelt, Many Trees, Private, Secluded, Treed, Wooded
Roof	Asphalt Shingle
Construction	Stucco, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	November 14th, 2025
Days on Market	2
Zoning	A-SML

Listing Details

Listing Office	CIR Realty
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