

\$833,000 - 306 Cottageclub Link, Rural Rocky View County

MLS® #A2266655

\$833,000

2 Bedroom, 3.00 Bathroom, 1,183 sqft
Residential on 0.12 Acres

Cottage Club at Ghost Lake, Rural Rocky View County, Alberta

Welcome to Cottage Club—where lake days roll into mountain sunsets. Built in 2022 and delivered turn-key. This thoughtfully designed 2 bed + 3 bath home blends comfort, function, and easy maintenance. The airy main floor showcases vaulted ceilings and expansive windows that flood the space with natural light, a sleek kitchen with quartz-topped island, stainless appliances and ample storage, an open dining/living area that flows to a covered front deck for evening dinners, plus a tidy, low-maintenance backyard for slow mornings and weekend barbecues. A smart/ functional layout places a bedroom and full bath on the main for everyday convenience, while the upper level offers a private retreat for the primary with its own bath and generous closet space. The finished lower level adds a bathroom and a flexible rec/den area with room to develop a 3rd bedroom if desired. A heated detached garage keeps vehicles, lake gear and bikes warm & ready for four-season fun. The setting does the heavy lifting: approx. 25 min to Calgary, 10 min to Cochrane, 35 min to Canmore—close enough for spontaneity, far enough to truly feel away. Ownership includes access to Cottage Club's private amenities: indoor recreation centre, fitness gym, pool & hot tub, library and lounge spaces, lakeside patio & fire pit, beach, and outdoor racquet courts. Whether you're



chasing a lock-and-leave weekend base or a year-round lifestyle shift, this home delivers space, light, and the lake-to-mountain rhythm youâ€™ve been looking for. Your Cottage Club retreat is ready.

Built in 2022

Essential Information

MLS® #	A2266655
Price	\$833,000
Bedrooms	2
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,183
Acres	0.12
Year Built	2022
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

Community Information

Address	306 Cottageclub Link
Subdivision	Cottage Club at Ghost Lake
City	Rural Rocky View County
County	Rocky View County
Province	Alberta
Postal Code	T3Z 3R2

Amenities

Amenities	Beach Access, Boating, Clubhouse, Fitness Center, Indoor Pool, Picnic Area, Playground, Racquet Courts, Recreation Facilities, Recreation Room, Snow Removal
Parking Spaces	5
Parking	Driveway, Single Garage Detached
# of Garages	1
Waterfront	Beach Access, Lake, Lake Privileges, See Remarks

Has Pool	Yes
----------	-----

Interior

Interior Features	See Remarks
-------------------	-------------

Appliances	Dishwasher, Gas Range, Microwave Hood Fan, Refrigerator, Washer/Dryer, Window Coverings
------------	---

Heating	Forced Air, Natural Gas
---------	-------------------------

Cooling	None
---------	------

Fireplace	Yes
-----------	-----

# of Fireplaces	1
-----------------	---

Fireplaces	Family Room, Blower Fan, Mixed
------------	--------------------------------

Has Basement	Yes
--------------	-----

Basement	Full
----------	------

Exterior

Exterior Features	Fire Pit, Garden
-------------------	------------------

Lot Description	Back Yard, Close to Clubhouse, Front Yard, Garden, Rectangular Lot, Treed, Lake
-----------------	---

Roof	Asphalt Shingle
------	-----------------

Construction	Cement Fiber Board, Composite Siding, Wood Frame
--------------	--

Foundation	Poured Concrete
------------	-----------------

Additional Information

Date Listed	October 24th, 2025
-------------	--------------------

Days on Market	23
----------------	----

Zoning	DC123
--------	-------

Listing Details

Listing Office	eXp Realty
----------------	------------

Data is supplied by Pillar 9â„¢ MLSÂ® System. Pillar 9â„¢ is the owner of the copyright in its MLSÂ® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLSÂ®, Multiple Listing ServiceÂ® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.