

\$250,000 - 722 Main Street, Three Hills

MLS® #A2096503

\$250,000

5 Bedroom, 2.00 Bathroom, 937 sqft

Residential on 0.11 Acres

NONE, Three Hills, Alberta

Welcome to 722 Main Street! This gorgeous little bungalow featuring an Illegal Suite is located in one of the most desirable areas of town. Walk into this cozy home that beams with natural light where you will find the newly remodeled kitchen with a newer stainless steel appliance package, modern white cabinets and chevron tile backsplash, a new sink, and new butcher block countertops! There is also a great little composite deck off the side of the kitchen for you to enjoy a relaxing dinner on a beautiful evening. Down the hall you will find 2 good bedrooms with fresh paint in one, and a great 4 piece bathroom with extra storage. The primary bedroom is a good size and had a new ceiling fan installed to keep you cool in the summer! Downstairs features an Illegal Suite boasting with potential. Fully finished with a huge functional kitchen complete with appliances and tons of cabinet space. On one end of the kitchen you will find a great sized bedroom and on the other another bedroom (without a closet) that could also be used as an office, movie room or extra storage! A great 3 piece bathroom, great sized laundry room and a huge storage/utility/furnace room area fill the rest of the basement. Outside, enjoy a cozy backyard with a brand new 6 foot Cedar fence for ultimate privacy! The parking pad on the side of this corner lot allows for extra parking and also has a detached single car garage with extra storage at the back! High Efficient Furnace (2021), 200 Amp Panel, Nest Thermostat, New Smoke Detectors, and



Updated Paint & Trim, are just some of the bonus features in this charming home. 722 Main Street is only about a block from downtown and right across from a park so you have easy access for commuting and for leisure.

Built in 1954

Essential Information

MLS® #	A2096503
Price	\$250,000
Sold Price	\$234,500
Bedrooms	5
Bathrooms	2.00
Full Baths	2
Square Footage	937
Acres	0.11
Year Built	1954
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Sold

Community Information

Address	722 Main Street
Subdivision	NONE
City	Three Hills
County	Kneehill County
Province	Alberta
Postal Code	T0M 2A0

Amenities

Parking Spaces	4
Parking	Garage Door Opener, On Street, Parking Pad, See Remarks, Single Garage Detached

Interior

Interior Features	Ceiling Fan(s), No Smoking Home, See Remarks
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Appliances	Dishwasher, Microwave, Refrigerator, Stove(s), Washer/Dryer
Heating	Forced Air, Natural Gas
Cooling	None
Has Basement	Yes
Basement	Finished, Full, Suite

Exterior

Exterior Features	Other
Lot Description	Corner Lot, Level, See Remarks
Roof	Asphalt Shingle
Construction	Vinyl Siding, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	December 5th, 2023
Date Sold	January 4th, 2024
Days on Market	30
Zoning	R1
HOA Fees	0.00

Listing Details

Listing Office	Century 21 Maximum
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