

# \$230,000 - 334, 457 Collinge Road, Hinton

MLS® #A2128341

## \$230,000

3 Bedroom, 2.00 Bathroom, 1,152 sqft

Residential on 0.00 Acres

Hill, Hinton, Alberta

Situated in one of Hinton's premier condominium complexes, this impressive condo offers a prime location just moments from the scenic beaver boardwalk, convenient playgrounds, nearby schools, and picturesque trails. The modernized kitchen, boasting an open layout, seamlessly looks upon the spacious living area, creating an inviting space for gatherings and providing the perfect spot to cozy up by the gas fireplace on chilly evenings. On the main level, you'll discover a meticulously redone 2 pc bathroom, featuring sleek fixtures and contemporary design elements. Upstairs, three generously sized bedrooms await, alongside an updated 4 pc bathroom, complete with modern finishes and ample storage space. Descending to the lower level, the walk-out basement beckons with its fully developed layout, offering a comfortable family room providing the ideal setting for movie nights or relaxing weekends. Stepping outside, the walk out basement leads to a fully fenced yard, offering an oasis for outdoor enjoyment and entertaining, with space for gardening or simply soaking up the sunshine. With its unbeatable location and an array of updated features this property represents both an excellent investment opportunity and a comfortable haven to call home.

Built in 1978

## Essential Information



|                |               |
|----------------|---------------|
| MLS® #         | A2128341      |
| Price          | \$230,000     |
| Sold Price     | \$225,000     |
| Bedrooms       | 3             |
| Bathrooms      | 2.00          |
| Full Baths     | 1             |
| Half Baths     | 1             |
| Square Footage | 1,152         |
| Acres          | 0.00          |
| Year Built     | 1978          |
| Type           | Residential   |
| Sub-Type       | Row/Townhouse |
| Style          | 2 Storey      |
| Status         | Sold          |

### Community Information

|             |                        |
|-------------|------------------------|
| Address     | 334, 457 Collinge Road |
| Subdivision | Hill                   |
| City        | Hinton                 |
| County      | Yellowhead County      |
| Province    | Alberta                |
| Postal Code | T7V 1K8                |

### Amenities

|                |                               |
|----------------|-------------------------------|
| Amenities      | Snow Removal, Visitor Parking |
| Parking Spaces | 2                             |
| Parking        | Assigned, Parking Pad         |

### Interior

|                   |                                                                   |
|-------------------|-------------------------------------------------------------------|
| Interior Features | Breakfast Bar, Closet Organizers, Open Floorplan                  |
| Appliances        | Dishwasher, Microwave Hood Fan, Range, Refrigerator, Washer/Dryer |
| Heating           | Forced Air, Natural Gas                                           |
| Cooling           | None                                                              |
| Fireplace         | Yes                                                               |
| # of Fireplaces   | 1                                                                 |
| Fireplaces        | Gas, Living Room                                                  |
| Has Basement      | Yes                                                               |
| Basement          | Finished, Full, Walk-Out                                          |

**Exterior**

|                   |                             |
|-------------------|-----------------------------|
| Exterior Features | Private Entrance            |
| Lot Description   | Back Lane                   |
| Roof              | Asphalt Shingle             |
| Construction      | Metal Siding, Mixed, Stucco |
| Foundation        | Poured Concrete             |

**Additional Information**

|                |                |
|----------------|----------------|
| Date Listed    | May 2nd, 2024  |
| Date Sold      | May 22nd, 2024 |
| Days on Market | 20             |
| Zoning         | R-M2           |
| HOA Fees       | 0.00           |

**Listing Details**

|                |                        |
|----------------|------------------------|
| Listing Office | CENTURY 21 TWIN REALTY |
|----------------|------------------------|

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