

\$379,000 - 224 8 Avenue Ne, Sundre

MLS® #A2135016

\$379,000

4 Bedroom, 2.00 Bathroom, 1,063 sqft

Residential on 0.18 Acres

NONE, Sundre, Alberta

START THE CAR!!! If youâ€™ve been looking for a great family home in Sundre under \$400,000. NO NEED TO LOOK ANY FURTHER! Cause HERE IT IS! This 4 Bedroom, 2 Bath Bi-Level with Detached Double Garage, and HUGE FENCED BACKYARD, is waiting for you to CALL IT HOME! Youâ€™ll find beautiful engineered hardwood flooring in the large living room with South facing picture window. Plenty of room & options for setting up your furniture. The Spacious kitchen is attached to the dining room for your daily meal preparation & catching up on the dayâ€™s activities with family around the dinner table. Always wanted a kitchen island? Thereâ€™s room for that in too! If BBQâ€™ing is what you love to do, the garden doors off the dining room lead directly onto the upper deck with GAS BBQ HOOK-UP! Talk about convenient! The main floor primary bedroom is spacious enough for your entire bedroom suite AND has a Jack & Jill door into the main bathroom! No more stumbling down the hall in the middle of the night when nature calls. Itâ€™s just a few steps from your bed! The newer fully-enclosed bath/shower gives you plenty of splashing room & no update needed there! There are 2 more bedrooms on the main floor. Great if you have a couple small children in your family. Downstairs is where youâ€™ll find the large 4th bedroom. Maybe your teenager needs their own space. Well, theyâ€™ll not only have their own dream bedroom, but theyâ€™ll also



have their very own bathroom downstairs, with custom tiled walk-in shower! The family room features a wet bar with storage for beverages and snacks! Plenty of room for the family movie nights down here! Even room for a gaming table or two. You will be amazed at HOW BIG THE BACK YARD IS! It's fully fenced to keep your 2 & 4 legged kids safe to run around & play. You'll also find the detached wired double garage, with access to the alley back here. Plenty of room for your workshop AND to park a couple vehicles. You'll also love the convenience of the front driveway that leads to the backyard. Tons of room for your RV AND additional vehicles to park. Directly across the street is where you'll find "Royal Purple Park". A children's dream for a playground. So much for them to do there! Close to the walking trails along the river & a short walk to Snake Hill, the schools, the public library, the arena & curling rink, the hospital & shopping! This location has it all! Including new shingles in April 2024! "Home Is Where Your Story Begins!"

Built in 1980

Essential Information

MLS® #	A2135016
Price	\$379,000
Sold Price	\$368,000
Bedrooms	4
Bathrooms	2.00
Full Baths	2
Square Footage	1,063
Acres	0.18
Year Built	1980
Type	Residential
Sub-Type	Detached
Style	Bi-Level

Status	Sold
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Community Information

Address	224 8 Avenue Ne
Subdivision	NONE
City	Sundre
County	Mountain View County
Province	Alberta
Postal Code	T0M 1X0

Amenities

Parking Spaces	6
Parking	Additional Parking, Alley Access, Double Garage Detached, Driveway, Front Drive, Garage Door Opener, Garage Faces Rear, Gravel Driveway, Workshop in Garage

Interior

Interior Features	Bookcases, Laminate Counters, Natural Woodwork, No Animal Home, No Smoking Home, Vinyl Windows
Appliances	Dishwasher, Dryer, Electric Stove, Freezer, Garage Control(s), Range Hood, Refrigerator, Washer, Window Coverings
Heating	Fireplace Insert, Forced Air, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Family Room, Gas, Gas Starter, Mantle, Raised Hearth, Tile
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	BBQ gas line, Garden, Rain Barrel/Cistern(s), Rain Gutters
Lot Description	Back Lane, Backs on to Park/Green Space, Few Trees, Front Yard
Roof	Asphalt Shingle
Construction	Stucco, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	May 24th, 2024
Date Sold	July 4th, 2024
Days on Market	41

Zoning	R1
HOA Fees	0.00

Listing Details

Listing Office	CIR Realty
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