

\$385,000 - 261 8 Street Se, Three Hills

MLS® #A2150432

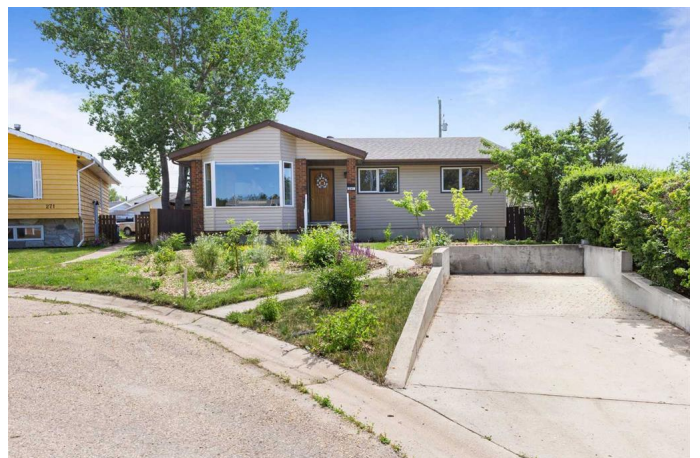
\$385,000

4 Bedroom, 3.00 Bathroom, 1,457 sqft

Residential on 0.15 Acres

NONE, Three Hills, Alberta

Welcome Home! Fantastic bungalow with RV parking nestled in a quiet cul-de-sac. Excellent location near schools, shopping, community centre, outdoor rink and pickle ball courts. This well-maintained home has tons of storage throughout, thoughtful upgrades, ample natural light, and room for the whole family! You'll be delighted as you walk into the bright open concept kitchen and dining room. The large bay window provides a great view at your dining table. The kitchen features an oversized island with cupboards galore for all your needs. A built-in hutch and desk complete the space making it a functional hub of your home. Continue down into the cozy sunken living room with a rustic barn wood feature wall. Step out to one of two decks to entertain or relax in the privacy of the large backyard. Back inside, off the kitchen you will find a full bathroom with a double vanity shared by 2 good-sized bedrooms. The primary bedroom boasts dual closets and a 3-piece ensuite. The basement is an equally spacious and functional area with an expansive storage wall of built-in cabinetry, laundry, rec room, a family room with a second fireplace, a full bathroom, a bedroom (non egress window), storage area and cold room. Entertaining will be a breeze with your very own wet bar! Rainwater swales, permaculture food forest and raised beds were recently installed but there is still room for kids, entertaining or pets. Avoid brushing ice and snow off your car in the winter with a detached garage and yet more storage in a large garden



shed.

Many upgrades have been made including hot water tank (2016), roof (2012), siding and windows (2011), washer and dryer (2020), flooring, custom and insulated blinds. All that's left to do is move in.

This gem won't last. Call your favourite Realtor and book for showing today.

Built in 1980

Essential Information

MLS® #	A2150432
Price	\$385,000
Sold Price	\$380,000
Bedrooms	4
Bathrooms	3.00
Full Baths	3
Square Footage	1,457
Acres	0.15
Year Built	1980
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Sold

Community Information

Address	261 8 Street Se
Subdivision	NONE
City	Three Hills
County	Kneehill County
Province	Alberta
Postal Code	T0m2A0

Amenities

Parking Spaces	3
Parking	RV Access/Parking, Single Garage Detached

Interior

Interior Features	Bar, Breakfast Bar, Built-in Features, Ceiling Fan(s), Crown Molding, Double Vanity, Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan, Recessed Lighting, Storage, Vinyl Windows
Appliances	Dishwasher, Dryer, Electric Cooktop, Electric Stove, Garage Control(s), Refrigerator, Washer
Heating	Forced Air
Cooling	None
Fireplace	Yes
# of Fireplaces	2
Fireplaces	Electric, Gas
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	BBQ gas line, Private Yard, RV Hookup
Lot Description	Back Lane, Back Yard, Cul-De-Sac, Garden, Private
Roof	Asphalt Shingle
Construction	Brick, Vinyl Siding, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	July 17th, 2024
Date Sold	August 2nd, 2024
Days on Market	16
Zoning	R1
HOA Fees	0.00

Listing Details

Listing Office	RE/MAX Realty Professionals
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