

# \$499,900 - 6 Park Circle, Whitecourt

MLS® #A2232951

**\$499,900**

4 Bedroom, 3.00 Bathroom, 1,472 sqft

Residential on 0.17 Acres

NONE, Whitecourt, Alberta

This spacious 4 bedroom, 3 bathroom bungalow offers a rare and functional layout, perfect for families or anyone looking for flexibility and comfort. Enjoy the ease of a walk-out basement to the backyard, as well as a separate walk-up entry to the attached garage, plus direct access to the garage from the main floor, a unique and convenient feature! Nestled on a 7,344 sqft park lot with no neighbors behind, youâ€™ll love the peaceful setting and privacy. The main living area features vaulted ceilings, a cozy wood-burning fireplace, and access to a covered deck, ideal for year-round enjoyment. The basement also has in-floor heating, providing extra comfort throughout the seasons. A well-thought-out home with standout design and a beautiful location!

Built in 2002

## Essential Information

|                |           |
|----------------|-----------|
| MLS® #         | A2232951  |
| Price          | \$499,900 |
| Sold Price     | \$485,000 |
| Bedrooms       | 4         |
| Bathrooms      | 3.00      |
| Full Baths     | 3         |
| Square Footage | 1,472     |
| Acres          | 0.17      |
| Year Built     | 2002      |



|          |             |
|----------|-------------|
| Type     | Residential |
| Sub-Type | Detached    |
| Style    | Bungalow    |
| Status   | Sold        |

### Community Information

|             |                  |
|-------------|------------------|
| Address     | 6 Park Circle    |
| Subdivision | NONE             |
| City        | Whitecourt       |
| County      | Woodlands County |
| Province    | Alberta          |
| Postal Code | T7S 1H8          |

### Amenities

|                |  |
|----------------|--|
| Utilities      | Cable Available, Electricity Connected, High Speed Internet Available, Natural Gas Connected, Sewer Connected, Water Connected |
| Parking Spaces | 4  |
| Parking        | Concrete Driveway, Double Garage Attached  |

### Interior

|                   |  |
|-------------------|--|
| Interior Features | Open Floorplan, Built-in Features, Vinyl Windows, Storage, Vaulted Ceiling(s), Walk-In Closet(s) |
| Appliances        | Dishwasher, Refrigerator, Microwave Hood Fan, Stove(s), Washer/Dryer                             |
| Heating           | Forced Air, Natural Gas, In Floor  |
| Cooling           | None   |
| Fireplace         | Yes  |
| # of Fireplaces   | 1  |
| Fireplaces        | Family Room, Insert, Wood Burning  |
| Has Basement      | Yes  |
| Basement          | Finished, Full, Separate/Exterior Entry, Walk-Out, Walk-Up To Grade                              |

### Exterior

|                   |  |
|-------------------|--|
| Exterior Features | Private Yard, Private Entrance   |
| Lot Description   | Back Yard, Backs on to Park/Green Space, Front Yard, Landscaped, No Neighbours Behind, Private |
| Roof              | Shingle  |
| Construction      | Vinyl Siding, Wood Frame, Concrete   |
| Foundation        | Poured Concrete  |

### Additional Information

|                |                 |
|----------------|-----------------|
| Date Listed    | June 24th, 2025 |
| Date Sold      | July 27th, 2025 |
| Days on Market | 33              |
| Zoning         | R-1B            |
| HOA Fees       | 0.00            |

### **Listing Details**

|                |                               |
|----------------|-------------------------------|
| Listing Office | RE/MAX ADVANTAGE (WHITECOURT) |
|----------------|-------------------------------|

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