

\$565,000 - 47 High Ridge Crescent Nw, High River

MLS® #A2196643

\$565,000

6 Bedroom, 3.00 Bathroom, 1,434 sqft
Residential on 0.15 Acres

Highwood Village, High River, Alberta

Welcome to this charming 2600 sq + ft of fully finished space on a quiet, street. The main level boasts 3 bedrooms with hardwood floors, vaulted ceilings, and a bright living room featuring soothing fireplace and a stunning floor-to-ceiling bay window that fills the space with natural light. The enormous oak kitchen comes complete with a sunny breakfast nook and pantry, vinyl plank floor making meal times a delight. The spacious master bedroom offers his and hers sinks and a generous walk-in closet, while two additional bedrooms and a full bathroom complete the main floor. With convenient full laundry hook-ups on both the main level and in the finished basement, your options are endless. Downstairs, the expansive basement provides 3 extra bedrooms, another bathroom, a cozy rec room with a fireplace, and a dedicated laundry room with storage. Perfectly located close to schools and a spray park, this home is a must-see for anyone looking for style, space, and convenience. 24hr notice required for showings .

Built in 2004

Essential Information

| | |
|-----------|-----------|
| MLS® # | A2196643 |
| Price | \$565,000 |
| Bedrooms | 6 |
| Bathrooms | 3.00 |



| | |
|----------------|-------------|
| Full Baths | 3 |
| Square Footage | 1,434 |
| Acres | 0.15 |
| Year Built | 2004 |
| Type | Residential |
| Sub-Type | Detached |
| Style | Bungalow |
| Status | Active |

Community Information

| | |
|-------------|---------------------------|
| Address | 47 High Ridge Crescent Nw |
| Subdivision | Highwood Village |
| City | High River |
| County | Foothills County |
| Province | Alberta |
| Postal Code | T1V 1X7 |

Amenities

| | |
|----------------|------------------------|
| Parking Spaces | 4 |
| Parking | Double Garage Attached |
| # of Garages | 2 |

Interior

| | |
|-------------------|--------------------|
| Interior Features | Vaulted Ceiling(s) |
| Appliances | See Remarks |
| Heating | Forced Air |
| Cooling | None |
| Fireplace | Yes |
| # of Fireplaces | 1 |
| Fireplaces | Gas |
| Has Basement | Yes |
| Basement | Finished, Full |

Exterior

| | |
|-------------------|-----------------|
| Exterior Features | Storage |
| Lot Description | Back Yard |
| Roof | Asphalt Shingle |
| Construction | Mixed |
| Foundation | Poured Concrete |

Additional Information

| | |
|----------------|---------------------|
| Date Listed | February 23rd, 2025 |
| Days on Market | 19 |
| Zoning | TND |

Listing Details

| | |
|----------------|------------------------|
| Listing Office | MaxWell Capital Realty |
|----------------|------------------------|

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