# \$799,000 - 436 Riverside Green Nw, High River

MLS® #A2197413

## \$799,000

3 Bedroom, 3.00 Bathroom, 1,406 sqft Residential on 0.12 Acres

Vista Mirage, High River, Alberta

Nestled along the the scenic Highwood river, this wonderfully finished bungalow offers an inviting spacious layout. Fully finished this home offers a bright open floor plan that is enhanced by the amazing panoramic views of the river. As you enter the home you are greeted with vaulted ceilings and elegant hardwood floors that lead into the kitchen featuring granite countertops and a gourmet kitchen with center island, the dining area leads out to a massive back deck, perfect for entertaining. The living room is centered with a gas fireplace and large windows. The primary bedroom has a walk-in closet and 4pc ensuite. A den / bedroom finishes off the main floor. The developed basement has a large family room with second gas fireplace and features a wet bar and 9ft ceilings. A third bedroom, 3pc bathroom is ideal for guests or family gatherings. Do not miss this exceptional home, call today to book your private showing.

Built in 2003

## **Essential Information**

MLS® # A2197413 Price \$799,000

Bedrooms 3

Bathrooms 3.00

Full Baths 2

Half Baths 1

Square Footage 1,406







Acres 0.12 Year Built 2003

Type Residential
Sub-Type Detached
Style Bungalow
Status Active

# **Community Information**

Address 436 Riverside Green Nw

Subdivision Vista Mirage City High River

County Foothills County

Province Alberta
Postal Code T1V 1M5

#### **Amenities**

Amenities None

Parking Spaces 4

Parking Double Garage Attached

# of Garages 2

#### Interior

Interior Features Breakfast Bar, Granite Counters, High Ceilings, Kitchen Island, No

Smoking Home, Central Vacuum, Wet Bar

Appliances Dishwasher, Dryer, Electric Stove, Garage Control(s), Refrigerator,

Washer, Window Coverings

Heating Forced Air

Cooling None
Fireplace Yes
# of Fireplaces 2

Fireplaces Gas

Has Basement Yes

Basement Finished, Full

#### **Exterior**

Exterior Features None

Lot Description Landscaped, Lawn, Backs on to Park/Green Space,

Creek/River/Stream/Pond, Underground Sprinklers

Roof Asphalt Shingle

Construction Wood Frame

Foundation Poured Concrete

## **Additional Information**

Date Listed March 1st, 2025

Days on Market 67

Zoning TND

HOA Fees 145

HOA Fees Freq. MON

# **Listing Details**

Listing Office Century 21 Foothills Real Estate

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