# \$670,000 - 120 High Ridge Place Nw, High River

MLS® #A2203403

## \$670,000

4 Bedroom, 3.00 Bathroom, 1,295 sqft Residential on 0.23 Acres

Highwood Village, High River, Alberta

Fully finished 1295 square foot family home with a very large yard in a choice location in Northwest High River. This home has four bedrooms and three full bathrooms, a 19' x 14' living room, and a spacious kitchen and dining room opening on to the deck, and a main floor laundry room. The primary bedroom has a deluxe ensuite with granite counters and a curb-less shower, and also opens onto the deck. Downstairs is fully finished with a big family room, two bedrooms, a hobby room and a full bathroom. Features include a vaulted ceiling in all the main rooms, 100% hard surface flooring including genuine hardwood on the main floor, a traditional style gas fireplace in the living room, and a large family room with a wet bar. The 9800 square foot fenced yard is professionally landscaped and includes a 16' x 16' deck plus a patio, a large gravelled RV parking pad, garden shed, and a lovely patio in the front of the home. It is on a quiet cul-de sac, has no neighbours behind, and a great view. Please click the multimedia tab for an interactive virtual 3D tour and floor plans.







Built in 2001

#### **Essential Information**

MLS® #

A2203403

Price \$670,000

Bedrooms 4

Bathrooms 3.00

Full Baths 3

Square Footage 1,295

Acres 0.23

Year Built 2001

Type Residential

Sub-Type Detached

Style Bungalow

Status Active

# **Community Information**

Address 120 High Ridge Place Nw

Subdivision Highwood Village

City High River

County Foothills County

Province Alberta
Postal Code T1V 1X8

#### **Amenities**

Parking Spaces 4

Parking Additional Parking, Double Garage Attached, Driveway

# of Garages 2

#### Interior

Interior Features No Smoking Home, Vaulted Ceiling(s), Wet Bar

Appliances Bar Fridge, Dishwasher, Garage Control(s), Garburator, Microwave

Hood Fan, Refrigerator, Stove(s), Washer/Dryer, Window Coverings

Heating Forced Air

Cooling None Fireplace Yes

# of Fireplaces 1

Fireplaces Gas, Living Room

Has Basement Yes

Basement Finished, Full

#### **Exterior**

Exterior Features Private Yard

Lot Description Cul-De-Sac, Irregular Lot, No Neighbours Behind

Roof Asphalt Shingle

Construction Wood Frame

Foundation Poured Concrete

### **Additional Information**

Date Listed March 18th, 2025

Days on Market 33

Zoning TND

# **Listing Details**

Listing Office RE/MAX Southern Realty

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