

\$449,000 - 1717 Athabasca Street, Crossfield

MLS® #A2202071

\$449,000

4 Bedroom, 3.00 Bathroom, 1,073 sqft

Residential on 0.17 Acres

NONE, Crossfield, Alberta

Family Ready! This 4 bedroom, 2 bath home in Crossfield is situated on a good sized lot with an oversized garage (24"x 30") plus RV parking. Oak kitchen cabinets, ceramic tile, and laminate floors flow throughout the main living areas. Upstairs the 3 bedrooms are spacious, with a 4-piece bath rounding out the main level. Downstairs, there is a large rec room, with a wet bar, another bedroom, 3 piece bathroom, and storage. The large garage is perfect for the mechanic, or just storage for your recreational vehicles. Book your showing today!

Built in 1975

Essential Information

MLS® #	A2202071
Price	\$449,000
Bedrooms	4
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,073
Acres	0.17
Year Built	1975
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Active



Community Information

Address	1717 Athabasca Street
Subdivision	NONE
City	Crossfield
County	Rocky View County
Province	Alberta
Postal Code	T0M0S0

Amenities

Parking Spaces	5
Parking	Double Garage Detached, Parking Pad, Insulated, Oversized, RV Access/Parking
# of Garages	2

Interior

Interior Features	Bar, Ceiling Fan(s), Separate Entrance
Appliances	Dishwasher, Dryer, Microwave, Refrigerator, Washer, Window Coverings
Heating	Forced Air, Natural Gas
Cooling	None
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	Storage, Dog Run
Lot Description	Back Lane, Back Yard, Rectangular Lot, Dog Run Fenced In
Roof	Asphalt Shingle
Construction	Wood Frame, Metal Siding
Foundation	Poured Concrete

Additional Information

Date Listed	March 19th, 2025
Days on Market	48
Zoning	R-1A

Listing Details

Listing Office	CIR Realty
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