

# \$599,900 - 81 3 Street Se, High River

MLS® #A2251084

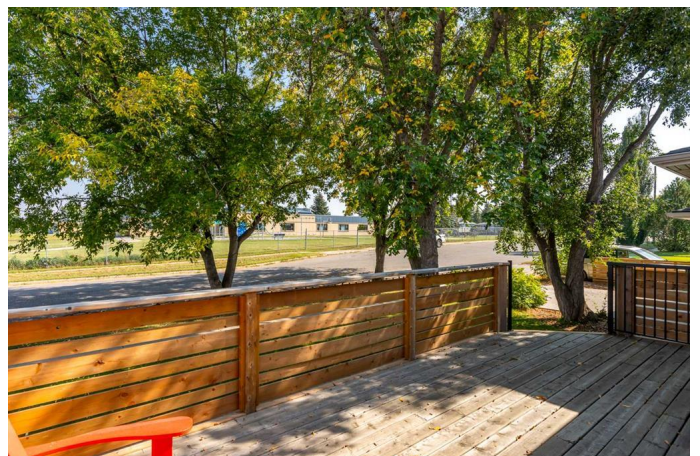
**\$599,900**

5 Bedroom, 2.00 Bathroom, 1,128 sqft

Residential on 0.19 Acres

North Central High River, High River, Alberta

This bright and immaculate bungalow has been fully renovated and offers a modern, welcoming feel throughout. The home features a stunning kitchen with quartz countertops, a stylish tile backsplash, an undermount sink, built-in gas range with pot filler, built-in microwave, flush-mount refrigerator, newer dishwasher, and oven. The sunny open floor plan includes a cozy living room with a freestanding gas fireplace, three bedrooms on the main level, and two additional large bedrooms plus a spacious family room on the lower level. Garden doors off the dining area lead to a large deck with a covered gazebo, creating the perfect spot for outdoor entertaining. From here, enjoy easy access to the hot tub and views of the west-facing backyard. The private yard is beautifully landscaped with mature trees and professional pruning, and it also features a charming, heated 110 sq. ft. garden studio filled with natural light—ideal for a home office, art space, or relaxation retreat. The tandem garage measures 16' x 34', accommodates two vehicles, and is insulated and heated, with the added convenience of a roll-up door to the backyard. The property itself is 69' wide by 120' deep with back lane access. Located on a quiet street in an established neighborhood, this home is directly across from a playground, just one block from Birchwood Park, and within a five-minute walk of downtown. Additional highlights include central a/c, large daylight



windows in the lower level and a front deck thatâ€™s perfect for enjoying the morning sun. Please click the multimedia tab for the interactive 3D tour and floor plans.

Built in 1960

**Essential Information**

MLS® #	A2251084
Price	\$599,900
Bedrooms	5
Bathrooms	2.00
Full Baths	2
Square Footage	1,128
Acres	0.19
Year Built	1960
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Active

**Community Information**

Address	81 3 Street Se
Subdivision	North Central High River
City	High River
County	Foothills County
Province	Alberta
Postal Code	T1V 1H6

**Amenities**

Parking Spaces	2
Parking	Double Garage Detached, Driveway, Heated Garage, Insulated, Tandem
# of Garages	2

**Interior**

Interior Features	No Smoking Home, Quartz Counters, Vinyl Windows
Appliances	Dishwasher, Garage Control(s), Microwave, Range Hood, Refrigerator, Stove(s), Washer/Dryer, Water Softener, Window Coverings
Heating	Forced Air

Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas
Has Basement	Yes
Basement	Finished, Full

## Exterior

Exterior Features	Private Yard
Lot Description	Back Lane, Back Yard, Landscaped, Level, Rectangular Lot
Roof	Asphalt
Construction	Wood Frame
Foundation	Poured Concrete

## Additional Information

Date Listed	September 12th, 2025
Days on Market	1
Zoning	TND

## Listing Details

Listing Office	RE/MAX Southern Realty
----------------	------------------------

Data is supplied by Pillar 9â„¢ MLS® System. Pillar 9â„¢ is the owner of the copyright in its MLS® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLS®, Multiple Listing Service® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.