

# \$579,900 - 914 6 Street Sw, High River

MLS® #A2252088

**\$579,900**

3 Bedroom, 2.00 Bathroom, 1,030 sqft  
Residential on 0.22 Acres

Old Rodeo Grounds, High River, Alberta

OPEN HOUSE â€“ SUNDAY, SEPTEMBER 7  
FROM 11 AM â€“ 1 PM

Welcome to your new home in the highly sought-after southwest area of High River! Lovingly maintained and thoughtfully updated, this charming three-bedroom, two-bathroom bungalow sits on an incredible 75â€™™ x 130â€™™ lot along a quiet, tree-lined street.

Step inside to a bright and inviting main floor. The spacious living and dining area are ideal for everyday comfort as well as hosting family and friends. The modern kitchen features custom-built maple cabinetry, slate flooring, and plenty of counter space with a functional layout that flows seamlessly into the dining area. The updates continue throughout with maple hardwood flooring on the main level and slate tile in the kitchen, bathroom, and entryways, adding both beauty and durability.

The large primary bedroom easily accommodates a king-size bed and offers flexibility, it can be converted back into two separate rooms, transforming the home into a four-bedroom layout. A full bathroom with custom maple cabinetry completes the main floor.

The fully finished lower level provides even more living space with a versatile rec room, perfect for movie nights, games, or relaxing with loved ones. Youâ€™™ll also find an



additional bedroom, a full bathroom, a large laundry/storage room, and a separate pantry.

Outdoors, your private backyard oasis awaits. Fully fenced and beautifully landscaped, itâ€™s perfect for family gatherings, summer evenings, or simply unwinding. The large lot offers versatility for any lifestyle, and the included storage shed ensures everything has its place.

Car enthusiasts, hobbyists, or anyone needing extra workspace will love the two garage options. A double garage (20â€™ x 24â€™), insulated, heated, and fully equipped with water and sewage is ideal for vehicles, projects, or a workshop. A single garage (14â€™ x 24â€™), also insulated and heated, perfect for a third vehicle or a dedicated workspace.

Over the years, the home has been carefully updated while retaining its warmth and character. Notable improvements include: basement renovation, new hot water tank (2023), new roof (2023), new garage doors on both garages (2024) and refinished hardwood floors (2025).

Perfectly located, this home is within walking distance to the hospital, schools and is just minutes from all of High Riverâ€™s amenities. Whether youâ€™re looking for a family home, room to grow, or a peaceful retreat with modern updates, this property truly has it all.

Built in 1950

**Essential Information**

MLS® #	A2252088
Price	\$579,900
Bedrooms	3
Bathrooms	2.00

Full Baths	2
Square Footage	1,030
Acres	0.22
Year Built	1950
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Active

### Community Information

Address	914 6 Street Sw
Subdivision	Old Rodeo Grounds
City	High River
County	Foothills County
Province	Alberta
Postal Code	T1V 1B3

### Amenities

Parking Spaces	4
Parking	Alley Access, Double Garage Detached, Driveway, Garage Door Opener, Heated Garage, Insulated, Oversized, Single Garage Detached
# of Garages	3

### Interior

Interior Features	Bookcases, Built-in Features, Laminate Counters, Storage
Appliances	Dishwasher, Dryer, Gas Range, Microwave, Range Hood, Refrigerator, Washer, Water Softener, Window Coverings
Heating	Forced Air, Natural Gas
Cooling	None
Has Basement	Yes
Basement	Finished, Full

### Exterior

Exterior Features	BBQ gas line, Garden, Private Yard, Storage
Lot Description	Back Lane, Back Yard, Landscaped, Level
Roof	Asphalt Shingle
Construction	Stucco, Wood Frame
Foundation	Poured Concrete

### Additional Information

Date Listed	September 4th, 2025
Zoning	TND

## **Listing Details**

Listing Office	Century 21 Bamber Realty LTD.
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