

# \$531,700 - 20 Wildrose Drive, Claresholm

MLS® #A2206409

## \$531,700

5 Bedroom, 3.00 Bathroom, 1,407 sqft  
Residential on 0.21 Acres

NONE, Claresholm, Alberta

Welcome to remarkable bi-level home with 5 bedrooms. The Main floor offers 3 bedrooms. Master bedroom with walk-in closet and 3 pc ensuite bathroom. Kitchen with central island and corner pantry. 2 more bedrooms and 4 pc bathroom. The basement offers in-floor heating with 2 bedrooms and 1 office. Big recreation area, 3 pc bathroom, laundry room and storage area. This property also offers a big back yard and deck to enjoy the outdoor living. Located in Cul-de-sac with green space in front of house that will give you the green space view from living room as well. Extra parking spaces in front and attached double garage with heating and extra space gives you plenty of space for parking and other works. Very nice community with golf course and Claresholm General Hospital nearby.

Built in 2002

### Essential Information

|                |             |
|----------------|-------------|
| MLS® #         | A2206409    |
| Price          | \$531,700   |
| Bedrooms       | 5           |
| Bathrooms      | 3.00        |
| Full Baths     | 3           |
| Square Footage | 1,407       |
| Acres          | 0.21        |
| Year Built     | 2002        |
| Type           | Residential |



|          |          |
|----------|----------|
| Sub-Type | Detached |
| Style    | Bi-Level |
| Status   | Active   |

### **Community Information**

|             |                              |
|-------------|------------------------------|
| Address     | 20 Wildrose Drive            |
| Subdivision | NONE                         |
| City        | Claresholm                   |
| County      | Willow Creek No. 26, M.D. of |
| Province    | Alberta                      |
| Postal Code | T0L 0T0                      |

### **Amenities**

|                |                        |
|----------------|------------------------|
| Parking Spaces | 4                      |
| Parking        | Double Garage Attached |
| # of Garages   | 2                      |

### **Interior**

|                   |   |
|-------------------|---|
| Interior Features | See Remarks   |
| Appliances        | Dishwasher, Dryer, Electric Stove, Garage Control(s), Microwave, Refrigerator, Washer, Window Coverings |
| Heating           | In Floor, Forced Air  |
| Cooling           | None  |
| Has Basement      | Yes   |
| Basement          | Finished, Full  |

### **Exterior**

|                   |                       |
|-------------------|-----------------------|
| Exterior Features | Other                 |
| Lot Description   | Back Yard, Cul-De-Sac |
| Roof              | Asphalt Shingle       |
| Construction      | Wood Frame            |
| Foundation        | Poured Concrete       |

### **Additional Information**

|                |                  |
|----------------|------------------|
| Date Listed    | March 27th, 2025 |
| Days on Market | 6                |
| Zoning         | R1               |

### **Listing Details**

|                |            |
|----------------|------------|
| Listing Office | CIR Realty |
|----------------|------------|

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