

\$519,000 - 315 3 Avenue E, Drumheller

MLS® #A2211474

\$519,000

4 Bedroom, 3.00 Bathroom, 2,030 sqft

Residential on 0.14 Acres

Downtown, Drumheller, Alberta

Step into McVeigh Manner, a stunning home with Hallmark movie charm. This 3000 ft² residence blends 1920s aesthetic into 2020's convenience. Investors will love its turnkey Airbnb potential ready to captivate guests with its exquisite furnished interior. Located near the world's largest dinosaur splash park, and downtown shopping district this corner lot oasis, boasts 9 foot ceilings, hardwood floors, a gourmet kitchen, crown molding, and historical charm. The allure continues outside, where a partially covered deck complete with tv invites you to unwind and enjoy the summer nights, a custom concrete patio, embellished with curbing and landscaping details that make the yard both beautiful and easy to maintain. This enchanting home boasts, three bedrooms and two bathrooms upstairs, presenting the opportunity to generate income, or raise the family upstairs while generating income from the downstairs suite, have an office, or run a business with state of the art highspeed wifi access. With its captivating ambience, historical charm and lucrative investment potential, this exceptional property is poised to capture the hearts of those seeking a blend of nostalgia and contemporary allure. Welcome to a world where time stand still, every moment is infused with the magic of bygone era, embellished by modern conveniences and only an hours drive to an international airport the possibilities here are endless.



Built in 1926

Essential Information

| | |
|----------------|-------------|
| MLS® # | A2211474 |
| Price | \$519,000 |
| Bedrooms | 4 |
| Bathrooms | 3.00 |
| Full Baths | 3 |
| Square Footage | 2,030 |
| Acres | 0.14 |
| Year Built | 1926 |
| Type | Residential |
| Sub-Type | Detached |
| Style | 2 Storey |
| Status | Active |

Community Information

| | |
|-------------|----------------|
| Address | 315 3 Avenue E |
| Subdivision | Downtown |
| City | Drumheller |
| County | Drumheller |
| Province | Alberta |
| Postal Code | T0J 0Y4 |

Amenities

| | |
|----------------|---|
| Utilities | Garbage Collection, High Speed Internet Available |
| Parking Spaces | 2 |
| Parking | Double Garage Detached, Concrete Driveway |
| # of Garages | 2 |

Interior

| | |
|-------------------|--|
| Interior Features | Central Vacuum |
| Appliances | Bar Fridge, Dishwasher, Dryer, Electric Stove, Microwave, Refrigerator, Washer, Window Coverings |
| Heating | Forced Air, Natural Gas |
| Cooling | Central Air |
| Fireplace | Yes |
| # of Fireplaces | 1 |
| Fireplaces | Gas, Insert, Living Room, Mantle, Brick Facing |

| | |
|--------------|--|
| Has Basement | Yes |
| Basement | Exterior Entry, Full, Walk-Up To Grade |

Exterior

| | |
|-------------------|-----------------------------|
| Exterior Features | Barbecue, Private Yard |
| Lot Description | Corner Lot, Rectangular Lot |
| Roof | Asphalt |
| Construction | Wood Frame |
| Foundation | Poured Concrete |

Additional Information

| | |
|----------------|------------------|
| Date Listed | April 13th, 2025 |
| Days on Market | 25 |
| Zoning | ND |

Listing Details

| | |
|----------------|--------------------|
| Listing Office | Century 21 Masters |
|----------------|--------------------|

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