

\$624,900 - 522 5 Street Se, Three Hills

MLS® #A2228617

\$624,900

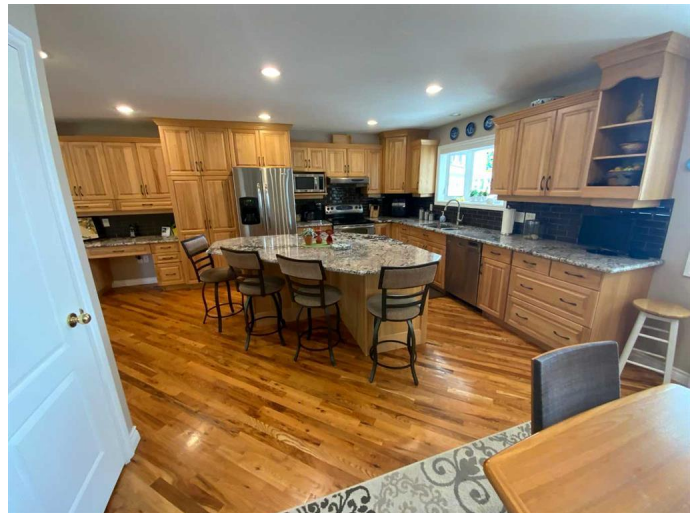
5 Bedroom, 3.00 Bathroom, 1,942 sqft

Residential on 0.33 Acres

NONE, Three Hills, Alberta

Gorgeous Huge Bungalow on a Massive Pie lot, situated in a low-traffic cul-de-sac with Mature Trees and park-like landscaping. Separate access off the alley with plenty of room for RV storage on a prepared Gravel pad.

This Emaculate Home has been designed with a Vaulted ceiling in the Great Room, offering an open concept, providing lots of natural light, yet still you can enjoy the warmth and intimacy of the wood burning fireplaces in the Great room or Living room/Parlour. Come see this amazing kitchen/dining area, with diagonal hardwood floors, hickory custom cabinets c/w a Large island that is designed with intimate flow and ample prep space for gourmet cooking and family gatherings. Two office areas off this area also gives great connection options. 5 Bedrooms and 3 Bathrooms total. The lower level is prime for family gatherings or entertaining with a games area, three bright bedrooms, and Library or Gaming area as well as the Man Cave. This home is loaded with updates and upgrades and really is a must to be seen to be appreciated. So much storage space in multiple separate rooms and a cold cellar/ wine room extrodinare. Modern upgraded newer natural gas heating system. Attached heated double Garage. Outdoor spaces Decks and Patio & Gazebo areas that can enhance any entertaining or Family gatherings. It is perfect for the growing family and/ or an Executive entertaining Lifestyle, designed for a very comfortable lifestyle. Close to schools,



shopping downtown or many recreation amenities and areas all within walking distance. This is the one you've been waiting for!

Built in 1968

Essential Information

MLS® #	A2228617
Price	\$624,900
Bedrooms	5
Bathrooms	3.00
Full Baths	3
Square Footage	1,942
Acres	0.33
Year Built	1968
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Active

Community Information

Address	522 5 Street Se
Subdivision	NONE
City	Three Hills
County	Kneehill County
Province	Alberta
Postal Code	T0M 2A0

Amenities

Parking Spaces	6
Parking	Concrete Driveway, Double Garage Attached, Enclosed, Garage Door Opener, Garage Faces Front, Gated, Gravel Driveway, Heated Garage, Insulated, Oversized, See Remarks, Other
# of Garages	2

Interior

Interior Features	Breakfast Bar, Built-in Features, Ceiling Fan(s), Central Vacuum, Closet Organizers, High Ceilings, Kitchen Island, Quartz Counters, See
-------------------	------------------------------------------------------------------------------------------------------------------------------------------

	Remarks, Tankless Hot Water, Vaulted Ceiling(s), Vinyl Windows
Appliances	Dishwasher, Range, Range Hood, Refrigerator, Washer/Dryer, Window Coverings
Heating	Boiler, High Efficiency, Natural Gas, Zoned, Radiant
Cooling	None
Fireplace	Yes
# of Fireplaces	3
Fireplaces	Basement, Brick Facing, Decorative, Family Room, Great Room, Mantle, Other, Raised Hearth, Wood Burning, Heatilator, Wood Burning Stove
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	Gas Grill, Outdoor Grill, Private Yard, Storage
Lot Description	Cul-De-Sac, Few Trees, Fruit Trees/Shrub(s), Gazebo, Landscaped, Lawn, Level, Pie Shaped Lot, See Remarks
Roof	Asphalt Shingle
Construction	Mixed
Foundation	Poured Concrete

Additional Information

Date Listed	June 4th, 2025
Days on Market	51
Zoning	R1

Listing Details

Listing Office	2 Percent Realty Advantage
----------------	----------------------------

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.