



1920 Riverside Boulevard High River Alberta

\$529,900

This 1300 sq ft villa has been immaculately kept and has a beautiful open floor plan with the kitchen at the front of the home. Entering through the south-facing front door, the main floor is welcoming and has vaulted ceilings, real hardwood floors and a spacious, bright living room that opens onto the back deck. The kitchen is functional and stylish with numerous cupboards, granite counters, under cabinet lighting, garburator, and R/O drinking system. This level also has an office, laundry room, and primary bedroom with ensuite and walk-in closet. In the basement you will find another bedroom, a 4-piece bathroom, and a 27x14' rec room that has upgraded carpet and underlay and a gas fireplace, perfect for entertaining. This home backs onto a green belt and the deck overlooks a private backyard with mature trees. Extras include central air conditioning, a new central vacuum, an environmental film on the west windows to keep the sunrays out, and an extended 1300 square foot floor plan. Located on a quiet street, close to golf and shopping and with HOA fees of only \$115 per month, this lovely home is a gem! Please click the multimedia tab for an interactive virtual 3D tour and floor plans. (id:6769)

4pc Bathroom 8.42 Ft x 8.25 Ft

Bedroom 15.67 Ft x 10.00 Ft

Recreational, Games room 27.75 Ft x 14.83 Ft

Furnace 25.00 Ft x 18.25 Ft

2pc Bathroom 5.92 Ft x 5.08 Ft

4pc Bathroom 11.75 Ft x 8.33 Ft

Dining room 16.92 Ft x 11.50 Ft

Kitchen 14.25 Ft x 11.08 Ft

Laundry room 12.00 Ft x 5.83 Ft

Living room 17.00 Ft x 15.17 Ft

Office 14.08 Ft x 12.50 Ft

Primary Bedroom 17.00 Ft x 10.92 Ft

Listing Presented By:



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<http://jlrealestate.ca/>

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