



# 605 Macleod Trail High River Alberta

\$785,000

This 1927, 2 storey character home has been lovingly maintained and renovated true to its character. Located on almost 1/2 acre close to High River Hospital and close to Spitzee Elementary School. Walking distance to the Highwood River, Happy Trails, George Lane Park and downtown. Walking up the curved drive-thru driveway you will pass by the heated double detached garage - currently being used as a workshop - but would have plenty of space to park 2 vehicles. There is a lower patio area beside the front door where you can enjoy a coffee and the morning sun. Stepping into the home you can see the attention to detail that this home has been well loved by all of its owners thru the years. The current owners have done countless renovations and updates during their tenure. The spacious dining room has built in corner China cabinets and custom woodwork details. There is even a Tiffany style chandelier above the table. There are 2 more Tiffany style chandeliers in the foyer and top of the stairs. Directly behind you will step into a retro design kitchen with black-white diamond pattern ceramic floor and subway tile backsplash. Stunning Elmira range with 6 gas burners, large electric oven and exhaust fan, corner pull out shelving, pantry with pull outs. There is a photo rail above the cabinets for display. The large living room on the other side of the home which features lots of windows for natural light from both the east and west as well as a wood burning fireplace. Open the double French doors and take a seat in their theatre room that features custom bookshelves along the south wall (these could be removed as there are windows behind). There is a full bathroom on the main level as well for guests to use. Upstairs features 3 large bedrooms all with walk in closets and a full bathroom that has been renovated to match the style of the home. One room is being used as ...

- Laundry room 9.92 Ft x 6.33 Ft
- Storage 25.00 Ft x 34.50 Ft
- Living room 23.92 Ft x 14.75 Ft
- Dining room 13.08 Ft x 12.83 Ft
- Kitchen 10.08 Ft x 11.42 Ft
- Other 3.67 Ft x 8.00 Ft

- Laundry room 17.50 Ft x 9.25 Ft
- 3pc Bathroom 8.67 Ft x 5.42 Ft
- Primary Bedroom 13.75 Ft x 12.75 Ft
- Bedroom 11.67 Ft x 17.08 Ft
- Bedroom 11.67 Ft x 12.75 Ft
- Storage 2.58 Ft x 4.00 Ft

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Listing Presented By:



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Den 14.33 Ft x 8.25 Ft

4pc Bathroom 6.25 Ft x 12.83 Ft