

# **\$519,000 - 301 9 Street, Beiseker**

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MLS® #A2222051

## **\$519,000**

5 Bedroom, 3.00 Bathroom, 1,375 sqft

Residential on 0.21 Acres

NONE, Beiseker, Alberta

Welcome to this lovely 5 bed, 3 bath detached home on sweeping corner lot nestled in growing Village of Beiseker! Property features massive private landscaped lot with multiple gates! Fenced yard ideal for entertaining! As you enter foyer there is garage access to home. Ascending to main floor is the livingroom with split floor plan. The bright eat in kitchen has breakfast bar and hidden pantry off kitchen. The dining room has walkout to deck overlooking yard for those BBQ nights! Primary bedroom affords space for king size bedroom suite. 4 pc ensuite and sizeable walk in closet! 2nd good sized bedroom currently utilized as craft room. 3rd bedroom currently main floor laundry. Washer/Dryer hookup in basement if preferred. Main floor also has 4pc bath. Home filled with potential! Neutral tones throughout create relaxing atmosphere. As you descend to lower you are greeted by fully developed basement with large recently painted recreation room. And...imagine entertaining around the pool table as it and all the accessories are included!! 4th bedroom utilized as home office featuring lots of built in shelving. Off of it is good sized utility room. Tucked away is deep well lit 17ft crawlspace for additional storage! 5th bedroom has closet and 4 pc ensuite! Property features a double heated garage, ample deep driveway for plenty of parking! Added to all of this is also a large 16 x 30 heated workshop that is framed for overhead door if desired. An extra storage shed is built into the outbuilding. Upgrades



include: Fencing stained, foundation trim painted, Roof shingles house/garage 2020. 3 shower heads and new downstairs toilet, 40 gallon hot water tank installed November 2024. Fridge upgrade 2024. Dishwasher also newer. Furnace cleaned 2024. Gas line BBQ hookup ready for grill masters! Kitchen flooring and bathroom flooring ready for your design style choices. Village of Beiseker amenities include Grocery Store, Pharmacy, Chinese Restaurant, Mama's Diner, Grab 'n Go Convenience, Centex Gas Bar, parks, trails, skate park and Beiseker Community School K-Gr 12 that has exceptional hockey program! Conveniently located off Hwy 9 quick and easy 30 minutes to City of Airdrie and 40 minutes to City of Calgary. Flexible closing. Offers are welcome any time. Come and take a look and make this your family's next chapter in your story!

Built in 1999

**Essential Information**

MLS® #	A2222051
Price	\$519,000
Bedrooms	5
Bathrooms	3.00
Full Baths	3
Square Footage	1,375
Acres	0.21
Year Built	1999
Type	Residential
Sub-Type	Detached
Style	Bi-Level
Status	Active

**Community Information**

Address	301 9 Street
Subdivision	NONE
City	Beiseker

County	Rocky View County
Province	Alberta
Postal Code	T0M 0G0

### Amenities

Parking Spaces	6
Parking	Additional Parking, Double G
# of Garages	2

### Interior

Interior Features	Bookcases, Breakfast Bar, Ceiling Fan(s), Laminate Counters, Pantry, Storage, Walk-In Closet(s)
Appliances	Built-In Refrigerator, Dishwasher, Electric Cooktop, Freezer, Gas Water Heater, Microwave
Heating	Forced Air, Natural Gas
Cooling	None
Has Basement	Yes
Basement	Finished, Full

### Exterior

Exterior Features	Garden, Private Yard, Storage
Lot Description	City Lot, Landscaped, Private
Roof	Asphalt Shingle
Construction	Vinyl Siding, Wood Siding
Foundation	Poured Concrete

### Additional Information

Date Listed	May 16th, 2025
Days on Market	40
Zoning	Residential

### Listing Details

Listing Office	Grassroots Realty Group
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