

\$574,900 - 405 2 Avenue Nw, Diamond Valley

MLS® #A2254643

\$574,900

4 Bedroom, 3.00 Bathroom, 1,353 sqft

Residential on 0.16 Acres

NONE, Diamond Valley, Alberta

This fantastic, updated home is ready for new owners. Excellent culdesac location with easy access to the park, shopping and Sheep River. The spacious main floor features hardwood floors in all the main upstairs living areas. Inviting living room is the perfect place for family or guests where you can cosy up around the brick fireplace. The kitchen is a great gathering spot and features plenty of counter and cupboard space including a pantry. French doors lead to the sunny south backyard and large deck. Down the hall is the laundry well located next to the three bedrooms that all have new carpet. For maximum privacy the primary bedroom is complete with an efficient walk-in closet and ensuite bath. Fully finished basement has a fourth bedroom and den that makes a great home office. The large family room features an electric fireplace for those cold winter nights. Completing this level is a full bathroom, laundry area and kitchen. The property is zoned for a secondary legal suite which would be subject to permitting and approval by the town/municipality. In the past the basement has functioned as an illegal suite and has extra sound proofing between floors (insulation and 2 layers of 1/2" drywall). Oversized double garage can be accessed from the front street. Convenient additional off-street parking in front allows for multiple vehicles. Enjoy the beautiful south backyard and massive decks. The location is outstanding just a short walk to restaurants and shopping. Everything in this



home has been thoughtfully designed with comfort of living in mind. Hot water tank new in 2023, shingles 2014, furnace 2015.

Built in 1980

Essential Information

MLS® #	A2254643
Price	\$574,900
Bedrooms	4
Bathrooms	3.00
Full Baths	3
Square Footage	1,353
Acres	0.16
Year Built	1980
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Active

Community Information

Address	405 2 Avenue Nw
Subdivision	NONE
City	Diamond Valley
County	Foothills County
Province	Alberta
Postal Code	T0L 0H0

Amenities

Parking Spaces	6
Parking	Double Garage Detached
# of Garages	2

Interior

Interior Features	French Door, Pantry, Separate Entrance, Storage, Walk-In Closet(s)
Appliances	Dishwasher, Dryer, Electric Range, Range Hood, Refrigerator, Washer, Window Coverings
Heating	Forced Air, Natural Gas
Cooling	None

Fireplace	Yes
# of Fireplaces	2
Fireplaces	Basement, Living Room, Wood Burning, Electric
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	Other
Lot Description	Back Lane, Back Yard, Cul-De-Sac, Front Yard, Landscaped, Lawn, Level, Rectangular Lot
Roof	Asphalt Shingle
Construction	Stucco
Foundation	Poured Concrete

Additional Information

Date Listed	September 6th, 2025
Days on Market	53
Zoning	DC-1

Listing Details

Listing Office	Real Estate Professionals Inc.
----------------	--------------------------------

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.