

**911 6 Street SE
High River, Alberta**

MLS # A2274260



\$635,000

Division:	Emerson Lake Estates		
Type:	Residential/House		
Style:	Bungalow		
Size:	1,542 sq.ft.	Age:	1987 (39 yrs old)
Beds:	5	Baths:	3
Garage:	Concrete Driveway, Double Garage Attached, Front Drive, Heated Garage, In		
Lot Size:	0.14 Acre		
Lot Feat:	Back Lane, Back Yard, Corner Lot, Front Yard, Garden, Landscaped, Lawn, L		

Heating:	Forced Air
Floors:	Carpet, Hardwood, Tile
Roof:	Asphalt Shingle
Basement:	Full
Exterior:	Wood Frame
Foundation:	Wood
Features:	Kitchen Island, Open Floorplan, Quartz Counters

Water: -

Sewer: -

Condo Fee: -

LLD: -

Zoning: TND

Utilities: -

Inclusions: Shed

Welcome to 911 6 Street in High River! This charming, well-loved home offers 1542 SF of comfortable living space with five bedrooms and three full bathrooms, perfect for families, guests, or those needing extra room for work or hobbies. The entire house has been updated with granite counters, new cabinets, completely renovated bathrooms, new flooring and so much more. Come home to warm and inviting features such as a cozy fireplace, look out enormous newer windows, and enjoy this 6,000 SF lot with south and west facing fully landscaped back yard. The attached double garage is almost 600 SF and is insulated and heated. In the basement you will find tons of storage, 3 bedrooms and a new dry bar with enough cabinet space for a full kitchen. Emerson Lake Estates is a friendly, community-oriented neighbourhood where you will enjoy the best of small-town living with quick access to schools, parks, recreation facilities, and local amenities, all while being just a short commute to Calgary. This property blends comfort, convenience, and flexibility. A wonderful opportunity for anyone looking to settle into the welcoming community of High River.