

310 Highwood Village Place NW
High River, Alberta

MLS # A2274854



\$799,999

Division:	Highwood Village		
Type:	Residential/House		
Style:	2 Storey		
Size:	2,625 sq.ft.	Age:	2002 (24 yrs old)
Beds:	7	Baths:	3 full / 1 half
Garage:	Double Garage Attached		
Lot Size:	0.17 Acre		
Lot Feat:	Back Yard, No Neighbours Behind		

Heating:	Forced Air	Water:	-
Floors:	Laminate, Linoleum	Sewer:	-
Roof:	Asphalt Shingle, Asphalt/Gravel	Condo Fee:	-
Basement:	Full	LLD:	-
Exterior:	Vinyl Siding, Wood Frame	Zoning:	R1
Foundation:	Poured Concrete	Utilities:	-
Features:	Kitchen Island, Pantry, Storage, Walk-In Closet(s)		

Inclusions: None

Highly desirable home in High River featuring 5 bedrooms on the upper level plus 2 additional bedrooms in the developed basement, along with 3.5 bathrooms—ideal for large or multigenerational families. The main floor offers a versatile front-facing space perfect for a home office, an oversized walk-in pantry off the kitchen, and a living room—dining room area with a convenient rough-in for a future fireplace. The spacious fenced backyard includes mature apple trees and a stunning larch tree that turns golden in the fall, along with a wide, hot-tub-ready deck and the privacy of no rear neighbours. Situated in a quiet cul-de-sac and less than an hour from Calgary with easy access to the main highway, this home provides exceptional value and comfort. Come and see for yourself!