

# \$579,900 - 4231 63 Avenue, Innisfail

MLS® #A2196333

**\$579,900**

3 Bedroom, 3.00 Bathroom, 2,201 sqft

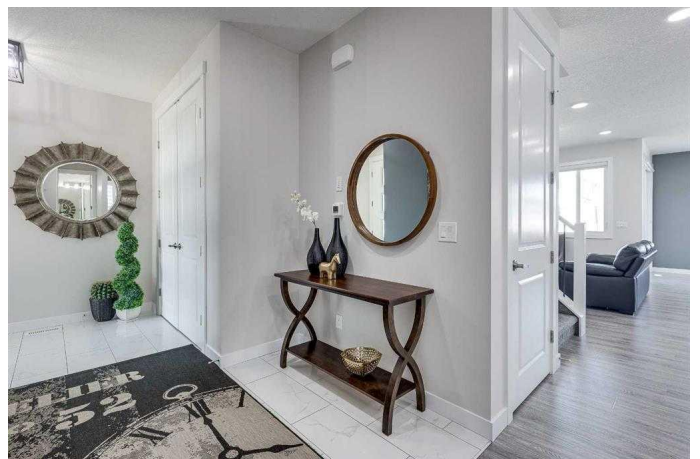
Residential on 0.13 Acres

Bella Vista, Innisfail, Alberta

**\*\*Dream Home Alert! Your Perfect Escape Awaits!\*\*** Step into luxury with this never lived in ShowHome, meticulously upgraded to offer you the perfect blend of style and comfort. Featuring soaring 9' ceilings and a heated triple-car garage, this home is designed for both functionality and elegance. As you enter, be greeted by a spacious tiled foyer, a versatile front flex room, and a convenient 2-piece bathroom. The heart of the home boasts a wide-open kitchen and living area that is an entertainer's paradise! The oversized quartz island provides ample seating for friends and family, while the formal dining room adds a touch of sophistication for those special gatherings. Venture upstairs to discover a cozy bonus room, perfect for movie nights, and a primary bedroom that offers a serene retreat with walk-in closets and a luxurious 5-piece ensuite. This level also features two additional spacious bedrooms, a stylish 4-piece bathroom, and a large laundry room for added convenience. The basement is a blank canvas, ready for your creative ideas, complete with large windows and rough-ins for a future bathroom. Don't miss out on this incredible opportunity—schedule your private viewing today and start envisioning your life in this beautiful home!

Built in 2019

## Essential Information



MLS® #	A2196333
Price	\$579,900
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	2,201
Acres	0.13
Year Built	2019
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

### **Community Information**

Address	4231 63 Avenue
Subdivision	Bella Vista
City	Innisfail
County	Red Deer County
Province	Alberta
Postal Code	T4G 0P1

### **Amenities**

Parking Spaces	6
Parking	Driveway, Front Drive, Garage Faces Front, Paved, Side By Side, Triple Garage Attached
# of Garages	2

### **Interior**

Interior Features	See Remarks
Appliances	Dishwasher, Microwave Hood Fan, Refrigerator, Window Coverings, Stove(s)
Heating	Forced Air, Fireplace(s)
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas
Has Basement	Yes
Basement	Full, Unfinished

**Exterior**

Exterior Features	Private Entrance, Private Yard
Lot Description	Back Lane, Back Yard, Front Yard, Rectangular Lot, Street Lighting
Roof	Asphalt
Construction	Stone, Vinyl Siding, Wood Frame
Foundation	Poured Concrete

**Additional Information**

Date Listed	February 21st, 2025
Days on Market	115
Zoning	RD

**Listing Details**

Listing Office	CIR Realty
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