

# \$697,000 - 4 Williams Avenue, Olds

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MLS® #A2205966

## \$697,000

4 Bedroom, 4.00 Bathroom, 1,795 sqft

Residential on 0.13 Acres

NONE, Olds, Alberta

Nestled at 4 Williams Avenue, this brand-new home offers an ideal balance of comfort and convenience in the town of Olds. This thoughtfully designed residence offers 4 spacious bedrooms, 4 bathrooms, and expansive living areas that bathe in natural light, creating the perfect environment for both relaxation and vibrant living. On the main floor, you'll be greeted by an open kitchen featuring a central island, ideal for both casual meals and entertaining. The adjoining dining room, with its large western-facing patio door that enters onto a covered deck with gas barbecue hook up. The open concept living room offers a welcoming atmosphere, perfect for unwinding or hosting guests. Conveniently located on this level, you'll find a 2-piece bathroom, boot room, and access to the double garage equipped with in-floor heating and prepped for an EV charger. Upstairs, the primary bedroom is a true retreat, boasting a generous walk-in closet and a 4-piece ensuite. Two additional bedrooms are thoughtfully designed, connected to a second 4-piece bathroom. The upper level also features a well-positioned laundry room for added convenience. The fully finished basement features ICF walls and in-floor heating, making it as comfortable as it is versatile. Here, you'll find a cozy living room, an additional bedroom, another 4-piece bathroom. Throughout the home, you'll notice durable vinyl plank flooring and sleek quartz countertops, both stylish and easy to maintain. The horizon mountain view



adding an enchanting natural backdrop to your everyday life. Built with sustainability in mind, this home is designed for future solar energy installation, ensuring energy efficiency for years to come. Whether you're looking for a retreat or a place to settle and grow, this property is a great opportunity to enjoy living comfortably in a welcoming community. Opportunities like this donâ€™t last longâ€”schedule a viewing today and take the first step toward making this house your home!

Built in 2025

**Essential Information**

MLS® #	A2205966
Price	\$697,000
Bedrooms	4
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	1,795
Acres	0.13
Year Built	2025
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

**Community Information**

Address	4 Williams Avenue
Subdivision	NONE
City	Olds
County	Mountain View County
Province	Alberta
Postal Code	T4H 0H1

**Amenities**

Parking Spaces	4
Parking	Concrete Driveway, Double Garage Attached, Garage Door Opener,

	Garage Faces Front, Heated Garage
# of Garages	2

### Interior

Interior Features	Built-in Features, Closet Organizers, Double Vanity, Kitchen Island, Quartz Counters, Storage, Tankless Hot Water, Walk-In Closet(s), Recessed Lighting, Wired for Data
Appliances	Dishwasher, Dryer, Electric Stove, Microwave Hood Fan, Refrigerator, Washer
Heating	In Floor, Forced Air, Natural Gas
Cooling	None
Fireplaces	Gas, Living Room, See Remarks
Has Basement	Yes
Basement	Finished, Full

### Exterior

Exterior Features	BBQ gas line
Lot Description	Back Yard, Lawn, Rectangular Lot, Views
Roof	Asphalt Shingle
Construction	Wood Frame, ICFs (Insulated Concrete Forms)
Foundation	ICF Block

### Additional Information

Date Listed	March 28th, 2025
Days on Market	46
Zoning	R1

### Listing Details

Listing Office	Century 21 Bravo Realty
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