

\$475,000 - 449 3a Avenue E, Cardston

MLS® #A2212404

\$475,000

4 Bedroom, 4.00 Bathroom, 1,944 sqft

Residential on 0.22 Acres

NONE, Cardston, Alberta

This beautifully maintained 2-story home offers over 2,900 sq. ft. of developed living space with a walkout basement and a massive yard! With 3 bedrooms upstairs, including a generous primary suite featuring a 4-piece en suite with a relaxing jetted tub and a fourth bedroom in the fully finished basement, this home is perfect for families of all sizes. Enjoy the convenience of a main floor laundry and half bath, a second 4-piece bath upstairs, and a 3-piece in the basement. The kitchen has been tastefully updated with new countertops, backsplash, lighting, and all new appliances including a built-in oven, microwave, fridge, dishwasher, and countertop burners. Upgrades throughout include PEX plumbing, A/C, a newer high-efficiency furnace, and vinyl plank flooring, paired with plush carpet upstairs and down. Hardy board siding, gemstone exterior lighting, and a 50-year asphalt shingle roof (installed 2012/2013) provide durability and curb appeal. Step out onto the wraparound deck that overlooks the spacious backyard complete with a shed. Park with ease in the convenient double attached garage. Located in a family-friendly cul-de-sac, this 1988-built gem blends character and modern comfort. Move-in ready and loaded with value don't miss out! Call your favourite REALTOR® and book your showing today!

Built in 1987



Essential Information

MLS® #	A2212404
Price	\$475,000
Bedrooms	4
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	1,944
Acres	0.22
Year Built	1987
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

Community Information

Address	449 3a Avenue E
Subdivision	NONE
City	Cardston
County	Cardston County
Province	Alberta
Postal Code	T0K0K0

Amenities

Parking Spaces	2
Parking	Double Garage Attached
# of Garages	2

Interior

Interior Features	Ceiling Fan(s), Chandelier, Closet Organizers, Jetted Tub, Kitchen Island, No Smoking Home, Walk-In Closet(s), Crown Molding
Appliances	Central Air Conditioner, Dishwasher, Dryer, Electric Cooktop, Microwave, Oven-Built-In, Refrigerator, Washer
Heating	Forced Air
Cooling	Central Air
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	Storage
Lot Description	Back Yard, Cul-De-Sac, Open Lot
Roof	Asphalt Shingle
Construction	Cement Fiber Board, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	May 5th, 2025
Days on Market	4
Zoning	R-1

Listing Details

Listing Office	Grassroots Realty Group
----------------	-------------------------

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.