

\$605,000 - 137 Garrison Drive, Fort Macleod

MLS® #A2228793

\$605,000

6 Bedroom, 4.00 Bathroom, 1,590 sqft

Residential on 0.22 Acres

NONE, Fort Macleod, Alberta

Welcome to this beautifully maintained family home in one of Fort Macleod's most desirable neighborhoods. With 6 bedrooms, 3.5 bathrooms, and a large landscaped yard, this property offers comfort, functionality, and lovely views of the historic army barracks and the mountains beyond, with no neighbours behind and a park out front.

Step inside to an open-concept main floor that's perfect for family living and entertaining. The spacious living room features a stone fireplace and large windows that flood the home with natural light. The kitchen is bright and welcoming, with big windows, a corner pantry, and large dining area. Just off the kitchen, you'll find a handy laundry area with a half bath, conveniently located off the attached double garage.

There are three bedrooms on the main floor, including a private primary suite with a 5-piece en suite featuring a soaker tub, separate shower, walk-in closet, and exterior door to the deck and hottub.

Downstairs, the fully finished basement offers three additional bedrooms, a double vanity bathroom, a large family room, and a storage room.

The large backyard is fully landscaped with mature trees, flowering blossoms in the spring, a raised garden bed, gazebo and BBQ area, a



deck with hot tub, a concrete pad perfect for a pool or outdoor games, and underground sprinklers. Recent home updates include new carpet in the basement and shingles replaced just 3 years ago.

This is a well-cared-for home in a peaceful, family-friendly area. Perfect for anyone looking for space, privacy, and scenic views.

Built in 2006

Essential Information

| | |
|----------------|-------------|
| MLS® # | A2228793 |
| Price | \$605,000 |
| Bedrooms | 6 |
| Bathrooms | 4.00 |
| Full Baths | 3 |
| Half Baths | 1 |
| Square Footage | 1,590 |
| Acres | 0.22 |
| Year Built | 2006 |
| Type | Residential |
| Sub-Type | Detached |
| Style | Bungalow |
| Status | Active |

Community Information

| | |
|-------------|------------------------------|
| Address | 137 Garrison Drive |
| Subdivision | NONE |
| City | Fort Macleod |
| County | Willow Creek No. 26, M.D. of |
| Province | Alberta |
| Postal Code | T0L 0Z0 |

Amenities

| | |
|----------------|------------------------|
| Parking Spaces | 5 |
| Parking | Double Garage Attached |
| # of Garages | 2 |

Interior

| | |
|-------------------|--|
| Interior Features | Central Vacuum, Closet Organizers, Double Vanity, High Ceilings, No Smoking Home, Open Floorplan, Pantry, See Remarks, Soaking Tub, Storage, Vaulted Ceiling(s), Walk-In Closet(s) |
| Appliances | Central Air Conditioner, Dishwasher, Garage Control(s), Microwave Hood Fan, Refrigerator, Stove(s), Washer/Dryer, Window Coverings |
| Heating | Forced Air |
| Cooling | Central Air |
| Fireplace | Yes |
| # of Fireplaces | 1 |
| Fireplaces | Gas |
| Has Basement | Yes |
| Basement | Finished, Full |

Exterior

| | |
|-------------------|---|
| Exterior Features | Garden, Other, Private Yard, Rain Gutters |
| Lot Description | Back Lane, Back Yard, Backs on to Park/Green Space, Desert Back, Front Yard, Garden, Landscaped, Lawn, Level, No Neighbours Behind, Private, See Remarks, Underground Sprinklers, Views |
| Roof | Asphalt Shingle |
| Construction | Vinyl Siding |
| Foundation | Poured Concrete |

Additional Information

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|----------------|-----------------|
| Date Listed | June 10th, 2025 |
| Days on Market | 8 |
| Zoning | R |

Listing Details

| | |
|----------------|-------------|
| Listing Office | REAL BROKER |
|----------------|-------------|

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