

# **\$348,500 - 5015 45 Street, Hardisty**

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MLS® #A2198498

**\$348,500**

5 Bedroom, 3.00 Bathroom, 1,454 sqft

Residential on 0.23 Acres

Hardisty, Hardisty, Alberta

Welcome to your dream home in the newest neighborhood of Hardisty ! This stunning 2007 bungalow boasts an impressive layout featuring 5 spacious bedrooms and 3 modern bathrooms, making it the perfect haven for families of all sizes. As you step inside, you're greeted by an entryway that leads to a large living room, ideal for entertaining or relaxing. The main floor showcases one level living , seamlessly connecting the inviting living room, a contemporary kitchen, and a dining space that fills with natural light. 2 nice size bedrooms as well as the large primary suite. The added feature of main floor laundry complete the main level of the home. Patio doors from the dining room provide access to a beautiful wrap around deck, perfect for summer barbecues, all while overlooking a meticulously manicured yard with garden area that offers a serene outdoor retreat. The fully finished basement adds even more value to this incredible home. Here you'll find two additional living rooms, two extra bedrooms, ample storage space, and a full bathroom, providing plenty of room for guests or family activities. This property also includes a double garage ( insulated ) , ensuring your vehicles and belongings stay protected year-round. The yard, along with beautiful landscaping and sidewalks offers peace of mind for years to come. Added feature if this home is its close proximity to the community playground.

Built in 2007



## Essential Information

MLS® #	A2198498
Price	\$348,500
Bedrooms	5
Bathrooms	3.00
Full Baths	3
Square Footage	1,454
Acres	0.23
Year Built	2007
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Active

## Community Information

Address	5015 45 Street
Subdivision	Hardisty
City	Hardisty
County	Flagstaff County
Province	Alberta
Postal Code	T0B1V0

## Amenities

Parking Spaces	4
Parking	Double Garage Detached
# of Garages	4

## Interior

Interior Features	Ceiling Fan(s), Kitchen Island, Laminate Counters, No Smoking Home, Storage, Vinyl Windows
Appliances	Central Air Conditioner, Dishwasher, Electric Range, Range Hood, Refrigerator, Washer/Dryer, Water Softener, Window Coverings
Heating	Forced Air, Natural Gas
Cooling	Central Air
Has Basement	Yes
Basement	Finished, Full

## Exterior

Exterior Features	Garden, Playground
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Lot Description	Back Lane, Back Yard, Corner Lot, Few Trees, Front Yard, Fruit Trees/Shrub(s), Garden, Irregular Lot, Landscaped, Lawn, Level, Street Lighting
Roof	Asphalt Shingle
Construction	Concrete, Vinyl Siding, Wood Frame, ICFs (Insulated Concrete Forms)
Foundation	ICF Block

### **Additional Information**

Date Listed	March 2nd, 2025
Days on Market	72
Zoning	R1

### **Listing Details**

Listing Office	Clear Choice Realty
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