

# \$309,900 - 427 4 Avenue Se, High River

MLS® #A2265897

**\$309,900**

2 Bedroom, 1.00 Bathroom, 1,024 sqft

Residential on 0.20 Acres

NONE, High River, Alberta

| 8889 SQ FT CORNER LOT | 2 BEDS | 1 BATH | DOUBLE DETACHED GARAGE |  
Welcome to this cozy 2-bedroom, 1-bath bungalow situated on a massive 8,889 sq ft corner lot! As you enter, youâ€™re greeted by bright natural light flowing through the main living area, which connects seamlessly to the dining space. The kitchen sits just beyond, with access to a spacious back deck, perfect for relaxing or entertaining outdoors. The main floor offers two comfortable bedrooms and a 4-piece bathroom. Outside, enjoy a large front and backyard, along with a double detached garage for added convenience. A wonderful opportunity for homeowners or investors alike. Call your favourite agent for a showing today!

Built in 1920

## Essential Information

|                |             |
|----------------|-------------|
| MLS® #         | A2265897    |
| Price          | \$309,900   |
| Bedrooms       | 2           |
| Bathrooms      | 1.00        |
| Full Baths     | 1           |
| Square Footage | 1,024       |
| Acres          | 0.20        |
| Year Built     | 1920        |
| Type           | Residential |
| Sub-Type       | Detached    |
| Style          | Bungalow    |



|        |        |
|--------|--------|
| Status | Active |
|--------|--------|

## Community Information

|             |                  |
|-------------|------------------|
| Address     | 427 4 Avenue Se  |
| Subdivision | NONE             |
| City        | High River       |
| County      | Foothills County |
| Province    | Alberta          |
| Postal Code | T1V 1H8          |

## Amenities

|                |                        |
|----------------|------------------------|
| Parking Spaces | 2                      |
| Parking        | Double Garage Detached |
| # of Garages   | 2                      |

## Interior

|                   |                                             |
|-------------------|---------------------------------------------|
| Interior Features | See Remarks                                 |
| Appliances        | Dryer, Electric Stove, Refrigerator, Washer |
| Heating           | Forced Air                                  |
| Cooling           | None                                        |
| Has Basement      | Yes                                         |
| Basement          | Full                                        |

## Exterior

|                   |                                                    |
|-------------------|----------------------------------------------------|
| Exterior Features | Other                                              |
| Lot Description   | Back Lane, Corner Lot, Landscaped, Rectangular Lot |
| Roof              | Asphalt Shingle                                    |
| Construction      | Wood Frame                                         |
| Foundation        | Poured Concrete                                    |

## Additional Information

|                |                    |
|----------------|--------------------|
| Date Listed    | October 21st, 2025 |
| Days on Market | 8                  |
| Zoning         | TND                |

## Listing Details

|                |            |
|----------------|------------|
| Listing Office | eXp Realty |
|----------------|------------|

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