



**27 Park Circle
Whitecourt, Alberta**

MLS # A2288301



\$520,000

Division:	NONE		
Type:	Residential/House		
Style:	Bungalow		
Size:	1,540 sq.ft.	Age:	2002 (24 yrs old)
Beds:	5	Baths:	3
Garage:	Double Garage Attached		
Lot Size:	0.14 Acre		
Lot Feat:	Back Yard, Few Trees, Front Yard, Lawn, Private, Rectangular Lot, Street Lig		

Heating:	Boiler, High Efficiency, In Floor, Forced Air, Natural Gas	Water:	-
Floors:	Carpet, Ceramic Tile, Vinyl	Sewer:	Public Sewer
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full	LLD:	-
Exterior:	Mixed	Zoning:	R 1B
Foundation:	Poured Concrete	Utilities:	-
Features:	Built-in Features, Granite Counters, High Ceilings, Open Floorplan, Pantry, Storage		

Inclusions: Town garbage can, hot tub

This well-cared-for bungalow is located in a sought-after hilltop location in town. Featuring an open-concept living area and high-end renovated upgrades, this five-bedroom, three-bathroom residence is built for comfort. The home features an open kitchen and living area that serves as a bright and welcoming hub. The kitchen is equipped with an island, a tiled backsplash, a corner pantry, and under-cabinet lighting. The standout feature of this property is the upgraded four-season sunroom addition. This bright sanctuary is designed for year-round enjoyment, featuring a cozy corner gas stove and the luxury of electric radiant in-floor heat. Two beautiful full sliding doors provide a transition to the private backyard, opening onto a premium composite deck with glass railings and a private hot tub. The layout provides a convenient main-floor laundry room and storage solutions throughout, including two spacious walk-in closets. Significant investments have been made in the systems, including the installation of a new high-efficiency furnace in 2025 which has air conditioning, plus a newer on demand boiler to heat the basement in floor heat and garage. Space is a priority throughout, with three bedrooms on the main floor and two large bedrooms in the basement. The property is completed by a front-attached 24'x24' heated garage, providing room for vehicles and a comfortable workspace.