



705 10 Avenue SE
High River, Alberta

MLS # A2319479



\$422,500

Division:	Central High River		
Type:	Residential/House		
Style:	Bungalow		
Size:	952 sq.ft.	Age:	1985 (41 yrs old)
Beds:	4	Baths:	2
Garage:	Off Street		
Lot Size:	0.12 Acre		
Lot Feat:	Back Lane, Back Yard, Level, No Neighbours Behind, Street Lighting		

Heating:	Forced Air	Water:	-
Floors:	Carpet, Ceramic Tile, Linoleum	Sewer:	-
Roof:	Asphalt	Condo Fee:	-
Basement:	Full	LLD:	-
Exterior:	Vinyl Siding	Zoning:	TND
Foundation:	Wood	Utilities:	-
Features:	Ceiling Fan(s)		

Inclusions: white bookshelf in lower blue bedroom screwed to the wall

Welcome to this inviting raised bungalow offering a thoughtfully designed floor plan and plenty of space for the whole family. Step inside to a cozy living room that flows seamlessly into a spacious dining area, perfect for gatherings and everyday living. The well-laid-out kitchen features an island with an eating bar, plus additional storage on the backside—both functional and practical for busy households. From the dining room, enjoy easy access to the back deck, lower patio, and expansive backyard. The south-facing yard provides excellent natural sunlight and plenty of room for kids to run and play. An oversized parking area off the alley offers ample space and potential for a future garage. The main floor includes two comfortable bedrooms and a full bathroom. Downstairs, the raised bungalow design allows natural light to pour in through large windows, creating a bright and welcoming lower level. You’ll find two additional large bedrooms, a generous family room ideal for movie nights, and a second bathroom (the shower is functional but could use some updating). The laundry room includes extra storage space, perfect for keeping seasonal items neatly tucked away. This home offers space, flexibility, and great outdoor potential—an excellent option for growing families.