



GRASSROOTS
REALTY GROUP

587-777-7276
yuri@grassrootsrealtygroup.ca

239 Vista Road
Crossfield, Alberta

MLS # A2332621



\$514,500

Division:	NONE		
Type:	Residential/House		
Style:	2 Storey		
Size:	1,348 sq.ft.	Age:	2024 (2 yrs old)
Beds:	4	Baths:	3 full / 1 half
Garage:	Parking Pad		
Lot Size:	0.08 Acre		
Lot Feat:	Back Lane, Back Yard, Rectangular Lot		

Heating:	Forced Air	Water:	-
Floors:	Carpet, Tile, Vinyl Plank	Sewer:	-
Roof:	Asphalt Shingle, Metal	Condo Fee:	-
Basement:	Full	LLD:	-
Exterior:	Brick, Vinyl Siding, Wood Frame	Zoning:	R-1C
Foundation:	Poured Concrete	Utilities:	-
Features:	Granite Counters		

Inclusions: Tv mount

Nearly new and meticulously maintained, this immaculate Crossfield residence offers the peace of mind of a home built just over a year ago. Stepping inside, you'll immediately notice high-end luxury vinyl plank flooring running throughout the home, offering a seamless blend of durability and style. Designed with both daily life and effortless entertaining in mind, the bright, open-concept main floor features a builder-upgraded gourmet kitchen. Home chefs will love the white shaker cabinets running full height to the ceiling, sleek built-in oven and microwave, built-in induction cooktop, and premium granite countertops anchored by an expansive center island. Central air conditioning ensures the entire home stays perfectly cool on hot summer days. The upper level hosts 3 bedrooms, including a primary suite complete with a walk-in closet and ensuite bath with granite finishes. A second 4-piece bathroom plus a laundry room completes this level. Adding incredible value, the fully finished basement was professionally developed by the builder, providing additional living space, a fourth bedroom, and a full 4-piece bathroom—ideal for guests, a growing family, or office space. Out back, the yard features a deck complete with a natural gas BBQ hookup, making outdoor dining and summer hosting a breeze. A double garage pad is ready for future garage development. Skip the build delay and upgrade costs—book your private tour of this feature-packed, turn-key home today!