



GRASSROOTS
REALTY GROUP

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1810 Evergreen Drive
Hillcrest, Alberta

MLS # A2348586



\$675,000

Division:	NONE		
Type:	Residential/House		
Style:	2 Storey, Acreage with Residence		
Size:	1,350 sq.ft.	Age:	2011 (15 yrs old)
Beds:	3	Baths:	2
Garage:	Off Street, Outside, Quad or More Attached, RV Access/Parking		
Lot Size:	3.93 Acres		
Lot Feat:	Lawn, Many Trees, Private, Secluded, Wooded		

Heating:	Electric, Forced Air, Propane, Wood Stove	Water:	Well
Floors:	Ceramic Tile, Hardwood	Sewer:	Holding Tank
Roof:	Metal	Condo Fee:	-
Basement:	Full	LLD:	-
Exterior:	Cedar	Zoning:	GRC1
Foundation:	Poured Concrete	Utilities:	Garbage Collection, Propane, Sewer Connected, Water
Features:	Bathroom Rough-in, Ceiling Fan(s), High Ceilings, Natural Woodwork		

Inclusions: N/A

Discover an exceptional opportunity to embrace serene living within Hillcrest, a picturesque community offering tranquility and natural beauty. This meticulously crafted two-story detached house provides a comfortable retreat with 1350 square feet of living space, complemented by a full finished basement for additional flexibility. Three bedrooms grace the upper level, ensuring ample space for family or guests, while hardwood flooring and ceramic tile accents create an country ambiance throughout. Downstairs, you'll find convenient laundry facilities, 3 pc bathroom, quad garage and a private entrance that takes you into the country the moment you step out the door. A warm wood burning stove nestled within the living room provides cozy ambiance, while natural woodwork adds character and charm. Outside, enjoy expansive outdoor living with a wrap around deck, overlooking a sprawling lot offering privacy, seclusion, and abundant mature trees. A conveniently located shed with overhead door offers ample storage and secure well location. A fully functional bunkhouse ample distance from the main house is perfect for weekend guests. This property caters to both convenience and functionality. With all the amenities that Crowsnest Pass has to offer, this home is a truly exceptional find for those seeking a quiet, peaceful and well connected lifestyle.