

# \$559,000 - 11502 21 Avenue, Blairmore

MLS® #A2188527

**\$559,000**

4 Bedroom, 3.00 Bathroom, 1,513 sqft  
Residential on 0.14 Acres

NONE, Blairmore, Alberta

Nestled in the heart of Blairmore, this stunning 4-level split has been completely renovated to offer modern living with a touch of rustic charm. Situated on a spacious corner lot, this home is just a stone's throw from the beautiful Crowsnest Community Trail, which winds along the picturesque Crowsnest River—perfect for outdoor enthusiasts!

This move-in-ready home boasts 4 spacious bedrooms and 2.5 updated bathrooms, providing ample space for family living. The open-concept design seamlessly blends style and functionality, featuring an open, bright kitchen area which is an entertainers dream.

With its central location, you're just minutes from all the amenities of the Crowsnest Pass, including shops, restaurants, schools, and more. Whether you're relaxing in the hot tub, or exploring the nearby trails, this home combines the best of both worlds—convenience and nature. Call your favourite REALTOR® and set up a private viewing today!

Built in 1946

## Essential Information

|        |           |
|--------|-----------|
| MLS® # | A2188527  |
| Price  | \$559,000 |



|                |               |
|----------------|---------------|
| Bedrooms       | 4             |
| Bathrooms      | 3.00          |
| Full Baths     | 2             |
| Half Baths     | 1             |
| Square Footage | 1,513         |
| Acres          | 0.14          |
| Year Built     | 1946          |
| Type           | Residential   |
| Sub-Type       | Detached      |
| Style          | 4 Level Split |
| Status         | Active        |

### **Community Information**

|             |                 |
|-------------|-----------------|
| Address     | 11502 21 Avenue |
| Subdivision | NONE            |
| City        | Blairmore       |
| County      | Crowsnest Pass  |
| Province    | Alberta         |
| Postal Code | T0K0E0          |

### **Amenities**

|                |            |
|----------------|------------|
| Parking Spaces | 3          |
| Parking        | Off Street |

### **Interior**

|                   |  |
|-------------------|--|
| Interior Features | Kitchen Island, Natural Woodwork, Open Floorplan, Vinyl Windows, Wood Counters                         |
| Appliances        | Dishwasher, Gas Cooktop, Gas Oven, Microwave, Range Hood, Refrigerator, Washer/Dryer, Window Coverings |
| Heating           | Forced Air   |
| Cooling           | None   |
| Has Basement      | Yes  |
| Basement          | Full, Partially Finished   |

### **Exterior**

|                   |   |
|-------------------|---|
| Exterior Features | Lighting, Rain Gutters  |
| Lot Description   | Back Lane, Back Yard, Few Trees, Lawn, Level, Open Lot, Rectangular Lot |
| Roof              | Metal   |

|              |   |
|--------------|---|
| Construction | Cement Fiber Board, Concrete, Mixed, Wood Frame |
| Foundation   | Poured Concrete                                 |

### **Additional Information**

|                |                    |
|----------------|--------------------|
| Date Listed    | January 17th, 2025 |
| Days on Market | 97                 |
| Zoning         | R1                 |

### **Listing Details**

|                |                                |
|----------------|--------------------------------|
| Listing Office | Real Estate Centre - Blairmore |
|----------------|--------------------------------|

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