

# \$525,000 - 142 Valarosa Drive, Didsbury

MLS® #A2194726

## \$525,000

5 Bedroom, 3.00 Bathroom, 1,270 sqft

Residential on 0.13 Acres

NONE, Didsbury, Alberta

Visit REALTOR® website for additional information. This nicely finished fully developed bi-level home (total living space over 1800 sqft) has vaulted ceilings in the living area and master with 9'™ ceilings in the basement while located in the desirable community of Valarosa. The master bedroom has a walk-in closet w 2 additional bedrooms, laundry & main bath. Just up a couple of steps above the garage. The kitchen has lg pantry with all new appliances (including washer/dryer), with AC. Basement boasts 2 bedrooms with full bath, large family room tons of natural light. Radiant in-floor heat & brand new hot water tank with this home! Lg heated garage (sep entrance) with space on side yard for small RV & yard with shed backs onto the trees out back! The unique front yard catches many people's attention with a fabulous Arizona-style dry riverbed & black concrete driveway!

Built in 2013

## Essential Information

|                |           |
|----------------|-----------|
| MLS® #         | A2194726  |
| Price          | \$525,000 |
| Bedrooms       | 5         |
| Bathrooms      | 3.00      |
| Full Baths     | 3         |
| Square Footage | 1,270     |
| Acres          | 0.13      |



|            |             |
|------------|-------------|
| Year Built | 2013        |
| Type       | Residential |
| Sub-Type   | Detached    |
| Style      | Bi-Level    |
| Status     | Active      |

### Community Information

|             |                      |
|-------------|----------------------|
| Address     | 142 Valarosa Drive   |
| Subdivision | NONE                 |
| City        | Didsbury             |
| County      | Mountain View County |
| Province    | Alberta              |
| Postal Code | T0M 0W0              |

### Amenities

|                |                                    |
|----------------|------------------------------------|
| Parking Spaces | 4                                  |
| Parking        | Double Garage Attached, Off Street |
| # of Garages   | 2                                  |

### Interior

|                   |  |
|-------------------|--|
| Interior Features | Pantry, Laminate Counters, Sump Pump(s), Vaulted Ceiling(s)                  |
| Appliances        | Dishwasher, Microwave, Microwave Hood Fan, Refrigerator, Washer/Dryer, Range |
| Heating           | Forced Air, Radiant  |
| Cooling           | Central Air  |
| Has Basement      | Yes  |
| Basement          | Finished, Full   |

### Exterior

|                   |                                      |
|-------------------|--------------------------------------|
| Exterior Features | Private Yard                         |
| Lot Description   | Back Yard, Level, Beach, See Remarks |
| Roof              | Asphalt Shingle                      |
| Construction      | Vinyl Siding                         |
| Foundation        | Poured Concrete                      |

### Additional Information

|                |                     |
|----------------|---------------------|
| Date Listed    | February 14th, 2025 |
| Days on Market | 70                  |
| Zoning         | R-1                 |

# Listing Details

Listing Office                      PG Direct Realty Ltd.

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