

# \$524,900 - 1025 3 Street Sw, Diamond Valley

MLS® #A2199077

**\$524,900**

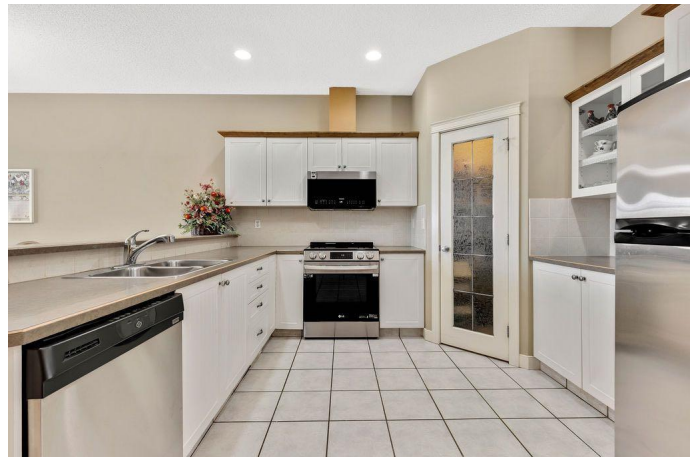
2 Bedroom, 3.00 Bathroom, 1,137 sqft

Residential on 0.08 Acres

NONE, Diamond Valley, Alberta

The small town retirement life you are looking for at the gateway to the Kanaskis. Very rare non-condo Bungalow duplex within walking distance to shopping, trails and an awesome Hospital. Exactly what you are looking for; bright, roomy and immaculate! This one owner two bedroom duplex shows pride of ownership in every inch. Stand on the front porch and imagine the vibrant sunrises with coffee you will enjoy. Durable tile welcomes you and continues seamlessly thru the entrance, laundry and kitchen. The second bedroom has convenient proximity to the front door - perfect for hosting guests or a home office. The kitchen boasts durable white vinyl cabinets and spectacular new (2023) stainless steel appliances. The breakfast bar makes for quick lunches or serving area for large gatherings. The large living/dining area has gleaming hardwood, corner fireplace and French doors leading to your full width deck. Large windows and great use of the glass bricks flood the whole home with awesome natural light. The primary suite is spacious and bright. It leads to dual closets and the spectacular 5 piece ensuite you deserve. The basement has been started, but awaits your vision. New roof in 2023. Diamond Valley is a vibrant community with activities for all and rapidly evolving dining/shopping opportunities. Call your realtor today. This could be your future!

Built in 2003



## Essential Information

MLS® #	A2199077
Price	\$524,900
Bedrooms	2
Bathrooms	3.00
Full Baths	1
Half Baths	2
Square Footage	1,137
Acres	0.08
Year Built	2003
Type	Residential
Sub-Type	Semi Detached
Style	Side by Side, Bungalow
Status	Active

## Community Information

Address	1025 3 Street Sw
Subdivision	NONE
City	Diamond Valley
County	Foothills County
Province	Alberta
Postal Code	T0L0H0

## Amenities

Parking Spaces	2
Parking	Single Garage Attached
# of Garages	1

## Interior

Interior Features	Breakfast Bar, No Animal Home, No Smoking Home
Appliances	Dishwasher, Freezer, Microwave Hood Fan, Refrigerator, Stove(s), Washer/Dryer
Heating	Central, Mid Efficiency
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas
Has Basement	Yes
Basement	Full, Partially Finished

## Exterior

Exterior Features	Rain Barrel/Cistern(s)
Lot Description	Back Lane
Roof	Asphalt Shingle
Construction	Vinyl Siding, Wood Frame
Foundation	Poured Concrete

## Additional Information

Date Listed	March 5th, 2025
Days on Market	54
Zoning	R1

## Listing Details

Listing Office	Royal LePage Solutions
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