



**912 High Country Place NW
High River, Alberta**

MLS # A2304890



\$789,000

Division:	High River Golf Course		
Type:	Residential/House		
Style:	Bungalow		
Size:	1,513 sq.ft.	Age:	1995 (31 yrs old)
Beds:	4	Baths:	3
Garage:	Double Garage Attached		
Lot Size:	0.21 Acre		
Lot Feat:	Back Yard, Front Yard, Gazebo, Lawn, Level, No Back Lane, Pie Shaped Lot		

Heating:	Forced Air	Water:	-
Floors:	Carpet, Hardwood, Tile	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full	LLD:	-
Exterior:	Stucco, Wood Frame	Zoning:	TND
Foundation:	Poured Concrete	Utilities:	-
Features:	Central Vacuum, Jetted Tub, No Smoking Home, Pantry, Quartz Counters, Recessed Lighting, Storage, Sump Pump(s), Vinyl Windows		

Inclusions: Dishwasher, Dryer, Electric Stove, Garage Control(s), Microwave, Range Hood, Refrigerator, Washer, Water Softener, Window Coverings, Central Vacuum/Attachments, Garage Door Opener, Pool Table and Accessories, Gazebo, Shed

Tucked into a quiet cul-de-sac on a beautifully mature and private lot, this fully developed bungalow offers the perfect blend of thoughtful upgrades, functional space, and timeless comfort. Extensively renovated in 2025, the main floor has been completely refreshed with new flooring, baseboards, casings, doors, modern lighting, and sleek knockdown ceilings. The reimagined layout enhances flow throughout, including the removal of the sunken living room for a clean, seamless feel. The heart of the home is a bright and welcoming kitchen, now complemented by refinished cabinetry, updated countertops, and a standout feature—a deluxe walk-through pantry complete with sink, bar fridge, washer, dryer, and coffee station. Originally designed as a third bedroom, this flexible space adds a level of everyday convenience that’s hard to find. The main floor also offers two beautifully renovated bathrooms, while the fully developed basement expands your living space with two additional bedrooms, games area, and family room, as well as a separate room dedicated to storage. Behind the walls, the upgrades continue with all Poly-B plumbing replaced, R50 upgraded insulation, and major mechanical improvements including a new furnace and central A/C (2024). For those who value workspace, the double attached garage is fully equipped with a new furnace (2024), subpanel, and 220V wiring, making it ideal for projects, hobbies, or extra functionality. Step outside and enjoy the peace and privacy of the mature, landscaped yard—an ideal setting for relaxing or entertaining. Located in a well-established neighbourhood close to schools, amenities, and everyday conveniences, this is a rare opportunity to own a move-in ready bungalow where the big-ticket items—and the details—have already been taken care of.