# \$695,000 - 513 Monterey Drive Se, High River

MLS® #A2209999

# \$695,000

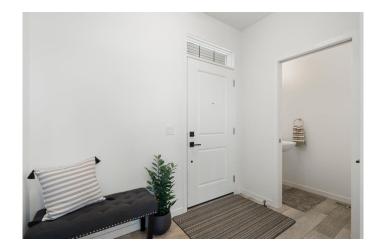
4 Bedroom, 4.00 Bathroom, 1,826 sqft Residential on 0.10 Acres

Montrose., High River, Alberta

Welcome to this beautifully finished two-story home in the desirable community of Montrose. offering stunning mountain views, no neighbours behind, and a layout that truly feels like a show-home â€" all at an unbeatable price. With 1,827 sq ft above grade and an additional 736 sq ft of developed basement space, this home delivers on space, style, and comfort. You'II love the 4 bedrooms and 3.5 bathrooms, ideal for growing families or anyone craving a little extra room. The main floor features stylish flooring, a convenient half bath, a laundry room, and a gorgeous kitchen complete with quartz countertops, stainless steel appliances, a kitchen island, and ceiling-height cabinetry. Soak in all the south-facing natural light as you watch Real Housewives of New Jersey with the mountains as your backdrop. Upstairs, you'll find a spacious bonus room, more incredible views, and a dreamy primary suite with a large walk-in closet and a 5-piece ensuite featuring a double vanity, soaker tub, and stand-alone shower. Two additional bedrooms and a full bath complete the upper level. Downstairs, the fully developed basement boasts a cozy living room with an electric fireplace, a fourth bedroom, and a bathroom that looks like it came straight out of a magazine. Sitting on a big lot, this home is ready for your dream yard â€" whether it's the ultimate garden or the world's greatest deck. Located in Montrose, one of High River's most sought-after communities with parks,







pathways, and quick access to amenities â€" this home won't last long!

#### Built in 2022

# **Essential Information**

MLS® # A2209999 Price \$695,000

Bedrooms 4

Bathrooms 4.00

Full Baths 3
Half Baths 1

Square Footage 1,826 Acres 0.10 Year Built 2022

Type Residential
Sub-Type Detached
Style 2 Storey
Status Active

# **Community Information**

Address 513 Monterey Drive Se

Subdivision Montrose.
City High River

County Foothills County

Province Alberta
Postal Code T1V0H6

#### **Amenities**

Parking Spaces 4

Parking Double Garage Attached

# of Garages 2

## Interior

Interior Features Double Vanity, Kitchen Island, Open Floorplan, Pantry

Appliances Dishwasher, Electric Stove, Microwave Hood Fan, Refrigerator,

Washer/Dryer, Window Coverings

Heating Fireplace(s), Forced Air, Natural Gas

Cooling None

Fireplace Yes

# of Fireplaces

Fireplaces Basement, Decorative, Electric, Gas, Living Room

Has Basement Yes

Basement Finished, Full

#### **Exterior**

Exterior Features Private Yard, Rain Gutters

Lot Description Backs on to Park/Green Space, No Neighbours Behind

Roof Asphalt Shingle

Construction Vinyl Siding, Wood Frame

Foundation Poured Concrete

## **Additional Information**

Date Listed April 10th, 2025

Days on Market 10
Zoning TND

# **Listing Details**

Listing Office CIR Realty

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