

# \$529,500 - 518 7th A Avenue W, Cardston

MLS® #A2212373

## \$529,500

5 Bedroom, 4.00 Bathroom, 1,550 sqft

Residential on 0.21 Acres

NONE, Cardston, Alberta

The place you have been waiting for is finally on the Market! 5 bedroom home in a great west side neighbourhood in a quite cul-de-sac. The back of the home has nice south exposure so enjoy the morning and daytime sun through the living room window or the gas fireplace on cozy nights. There is also A/C for hot summer days. This home has a great floor plan with 3 bedroom up and 2 down. Check out the awesome shower in the main ensuite. Home has 2 water tanks and lots of storage including a cold storage. Has under ground sprinklers, a large composite deck, a fire pit , a shed and a fenced yard. There is an alley access out back. Laundry is down stairs but there are also laundry hook ups upstairs. The home is having new carpet installed this week so pictures of basement family room are not uploaded yet.

Built in 2000

## Essential Information

|                |           |
|----------------|-----------|
| MLS® #         | A2212373  |
| Price          | \$529,500 |
| Bedrooms       | 5         |
| Bathrooms      | 4.00      |
| Full Baths     | 3         |
| Half Baths     | 1         |
| Square Footage | 1,550     |
| Acres          | 0.21      |



|            |             |
|------------|-------------|
| Year Built | 2000        |
| Type       | Residential |
| Sub-Type   | Detached    |
| Style      | Bungalow    |
| Status     | Active      |

### Community Information

|             |                    |
|-------------|--------------------|
| Address     | 518 7th A Avenue W |
| Subdivision | NONE               |
| City        | Cardston           |
| County      | Cardston County    |
| Province    | Alberta            |
| Postal Code | T0K0K0             |

### Amenities

|                |                        |
|----------------|------------------------|
| Parking Spaces | 2                      |
| Parking        | Double Garage Attached |
| # of Garages   | 2                      |

### Interior

|                   |                                      |
|-------------------|--------------------------------------|
| Interior Features | See Remarks                          |
| Appliances        | Refrigerator, Stove(s), Washer/Dryer |
| Heating           | Forced Air                           |
| Cooling           | Central Air                          |
| Fireplace         | Yes                                  |
| # of Fireplaces   | 1                                    |
| Fireplaces        | Gas, Insert, Living Room             |
| Has Basement      | Yes                                  |
| Basement          | Finished, Full                       |

### Exterior

|                   |                             |
|-------------------|-----------------------------|
| Exterior Features | Fire Pit, Private Yard      |
| Lot Description   | Back Yard, Landscaped, Lawn |
| Roof              | Asphalt Shingle             |
| Construction      | Wood Frame                  |
| Foundation        | Poured Concrete             |

### Additional Information

|             |                  |
|-------------|------------------|
| Date Listed | April 16th, 2025 |
|-------------|------------------|

|                |             |
|----------------|-------------|
| Days on Market | 17          |
| Zoning         | Residential |

## **Listing Details**

|                |                           |
|----------------|---------------------------|
| Listing Office | SUTTON GROUP - LETHBRIDGE |
|----------------|---------------------------|

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