

# \$760,000 - 1025 5 Street Sw, High River

MLS® #A2261146

**\$760,000**

5 Bedroom, 3.00 Bathroom, 1,857 sqft  
Residential on 0.30 Acres

Old Rodeo Grounds, High River, Alberta

Nestled in a prime SW location, this fully finished 1,857 sq ft bungalow sits on a beautifully landscaped double lot, spanning over 13,000 sq ft. As you enter, you're greeted by a spacious foyer that leads into a generous living room, offering serene views of the backyard and featuring an original wood-burning fireplace with a gas insert. The open-concept kitchen (22' x 18') is a chef's dream, with granite countertops, custom cabinetry reaching the ceiling, a large island, and a dumbwaiter to the basement hidden behind a discreet push panel. This level also boasts real hardwood floors, a 4-piece bathroom, and three bedrooms, including the 18' x 11' primary suite with a 3-piece ensuite. The basement is a cozy retreat with maple wood paneling, two additional bedrooms, a den, a massive rec room with another fireplace, and a 3-piece bathroom. There's direct access from a side door, and with proper town approval and permits, this space has excellent suite potential. The mature landscaping and stunning southwest-facing views from the backyard and porch are simply unmatched. Additional highlights of this family-friendly home include two sun tubes, on-demand hot water, individual high-efficiency furnaces for each level, and several newer windows. You'll also find a covered carport and a detached, heated, and insulated garage. If you're seeking a combination of prime location, breathtaking views, and complete privacy, this is the perfect



home for you. Be sure to check out the interactive 3D tour and floor plans via the multimedia tab!

Built in 1968

**Essential Information**

|                |             |
|----------------|-------------|
| MLS® #         | A2261146    |
| Price          | \$760,000   |
| Bedrooms       | 5           |
| Bathrooms      | 3.00        |
| Full Baths     | 3           |
| Square Footage | 1,857       |
| Acres          | 0.30        |
| Year Built     | 1968        |
| Type           | Residential |
| Sub-Type       | Detached    |
| Style          | Bungalow    |
| Status         | Active      |

**Community Information**

|             |                   |
|-------------|-------------------|
| Address     | 1025 5 Street Sw  |
| Subdivision | Old Rodeo Grounds |
| City        | High River        |
| County      | Foothills County  |
| Province    | Alberta           |
| Postal Code | T1V 1A8           |

**Amenities**

|                |                                           |
|----------------|-------------------------------------------|
| Parking Spaces | 4                                         |
| Parking        | Double Garage Detached, Driveway, Covered |
| # of Garages   | 2                                         |

**Interior**

|                   |                                                                                                                                                   |
|-------------------|---------------------------------------------------------------------------------------------------------------------------------------------------|
| Interior Features | Breakfast Bar, Built-in Features, Ceiling Fan(s), Central Vacuum, Granite Counters, Kitchen Island, No Smoking Home, Open Floorplan, Sump Pump(s) |
| Appliances        | Dishwasher, Range Hood, Refrigerator, Stove(s), Washer/Dryer, Water Softener, Window Coverings                                                    |

|                 |                                                 |
|-----------------|-------------------------------------------------|
| Heating         | Forced Air, Natural Gas, High Efficiency        |
| Cooling         | None                                            |
| Fireplace       | Yes                                             |
| # of Fireplaces | 2                                               |
| Fireplaces      | Brick Facing, Gas, Living Room, Recreation Room |
| Has Basement    | Yes                                             |
| Basement        | Finished, Full                                  |

## Exterior

|                   |                                                                                                 |
|-------------------|-------------------------------------------------------------------------------------------------|
| Exterior Features | Fire Pit, Garden, Private Yard                                                                  |
| Lot Description   | Back Lane, Back Yard, Corner Lot, Front Yard, Lawn, No Neighbours Behind, Private, Treed, Views |
| Roof              | Asphalt Shingle                                                                                 |
| Construction      | Wood Frame                                                                                      |
| Foundation        | Poured Concrete                                                                                 |

## Additional Information

|                |                      |
|----------------|----------------------|
| Date Listed    | September 30th, 2025 |
| Days on Market | 16                   |
| Zoning         | TND                  |

## Listing Details

|                |                        |
|----------------|------------------------|
| Listing Office | RE/MAX Southern Realty |
|----------------|------------------------|

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