

\$599,900 - 394 Collinge Road, Hinton

MLS® #A2232985

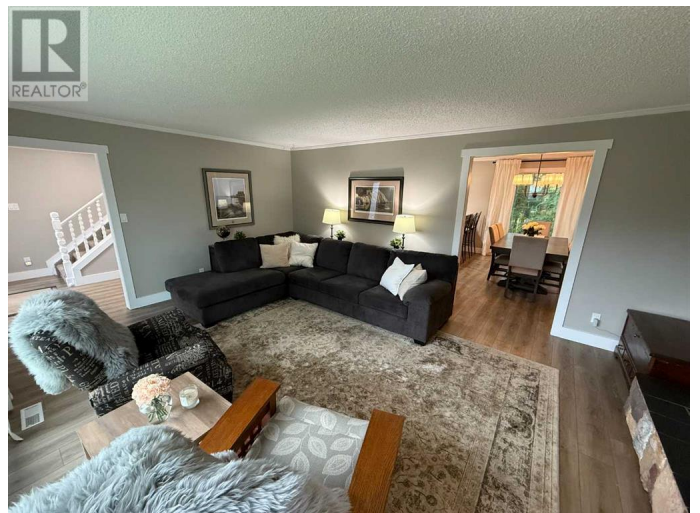
\$599,900

4 Bedroom, 4.00 Bathroom, 2,077 sqft

Single Family on 0.16 Acres

Hillcrest, Hinton, Alberta

This spacious two-storey home with a walk-out basement backs directly onto the beautiful Beaver Boardwalk and trail system—offering peace, privacy, and no rear neighbours! The main floor features a well-appointed kitchen with a new gas range and refrigerator, perfect for any home chef. The adjoining dining area boasts large windows that overlook the expansive, tiered backyard. The cozy living room is anchored by a wood-burning fireplace, creating the perfect space to relax. Also on this level is a 2-piece powder room and a versatile flex room that can serve as an additional bedroom, family room, or office. This flex room provides access to both the garage and backyard through patio doors. Upstairs, you'll find three bedrooms, two of which are exceptionally large. The primary suite includes a 4-piece ensuite, while a second full 4-piece bathroom serves the remaining bedrooms. There's also a charming reading nook—ideal for curling up with a book. The walk-out basement enhances this home even further, offering a fourth bedroom, a fully renovated 3-piece bathroom, a spacious living area, and an eat-in kitchenette—perfect for guests or multi-generational living. The laundry room is conveniently accessible from both the upper and lower levels. Outside, enjoy a two-level deck, mature trees and shrubs, a fire pit, and a garden shed. The backyard provides direct access to the serene Beaver Boardwalk, making it a nature lover's dream. Additional upgrades include new doors and triple-pane



windows to enhance energy efficiency and reduce heating costs. (id:36535)

Built in 1984

Essential Information

Listing #	A2232985
Price	\$599,900
Bedrooms	4
Bathrooms	4.00
Half Baths	1
Square Footage	2,077
Acres	0.16
Year Built	1984
Type	Single Family
Sub-Type	Freehold

Community Information

Address	394 Collinge Road
Subdivision	Hillcrest
City	Hinton
Province	Alberta
Postal Code	T7V1L1

Amenities

Amenities	Schools
Features	See remarks, No neighbours behind
Parking Spaces	4
Parking	Attached Garage
# of Garages	2

Interior

Appliances	Washer, Refrigerator, Dishwasher, Dryer
Heating	Natural gas Forced air
Cooling	None
Fireplace	Yes
# of Fireplaces	1
# of Stories	2
Has Basement	Yes

Basement Features Suite

Basement Type Full

Exterior

Exterior Features Lawn

Construction Wood frame

Foundation Poured Concrete

Listing Details

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