# \$340,000 - 70 Sandpiper Drive, Didsbury

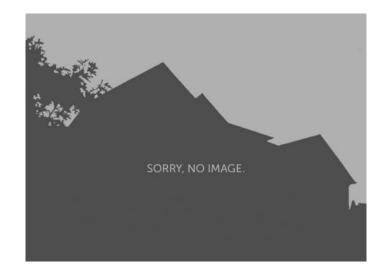
MLS® #A2259419

### \$340,000

3 Bedroom, 2.00 Bathroom, 1,387 sqft Residential on 0.07 Acres

NONE, Didsbury, Alberta

Affordable & Fantastic Starter Home in Didsbury! Looking for the perfect place to start your next chapter? This affordable & fantastic 2-Story Half Duplex offers all the space, comfort, & convenience your family needsâ€"without breaking the bank! Step inside & be welcomed by a well-planned main floor that makes everyday living a breeze. The kitchen is efficiently laid out, keeping everything within easy reach as you prepare meals. The spacious dining area, complete with sliding patio doors, flows seamlessly onto the back deckâ€"ideal for BBQs, morning coffee, or summer gatherings. Just off the dining area, the South-facing living room features a large front window that allows the sunshine to pour in, creating a bright & cheerful space for family time or quiet relaxation. Upstairs is designed with family living in mind. All three bedrooms are located together on the second floor, along with the convenient laundry closet. Each bedroom is generously sized, offering plenty of room to set up all your furniture comfortably. The Primary Suite is a retreat of its own, complete with walk-through double closets & a private 4-piece ensuite. Two additional bedrooms & a full bathroom complete this level, making it the perfect setup for family, quests, or even a home office. Step outside & you'II love the fully fenced backyardâ€"plenty of room for kids & pets to play safely. And if you need even more space, this property backs directly onto the Didsbury High School field, giving your



family endless opportunities to run, play, & explore right out your back gate! The single attached garage offers convenience & storage, or a great work out area, while the home's location puts you close to schools, parks, & town amenities. Whether you're a first-time buyer, a young family, or simply looking for an affordable option that doesn't sacrifice comfort, this property is a fantastic choice! This is YOUR CHANCE TO OWN A GREAT STARTER HOME in a wonderful community. Affordable, functional, & move-in readyâ€"this home has it all! "Home Is Where Your Story Begins!―

#### Built in 2018

#### **Essential Information**

MLS® # A2259419 Price \$340,000

Bedrooms 3
Bathrooms 2.00
Full Baths 2

Square Footage 1,387 Acres 0.07 Year Built 2018

Type Residential

Sub-Type Semi Detached

Style 2 Storey, Side by Side

Status Active

# **Community Information**

Address 70 Sandpiper Drive

Subdivision NONE

City Didsbury

County Mountain View County

Province Alberta
Postal Code T0M 0W0

#### **Amenities**

Parking Spaces 3

Parking Single Garage Attached

# of Garages 1

#### Interior

Interior Features High Ceilings, Laminate Counters, No Smoking Home

Appliances Dishwasher, Dryer, Electric Stove, Garage Control(s), Microwave Hood

Fan, Refrigerator, Washer

Heating Forced Air, Natural Gas

Cooling None

Has Basement Yes

Basement Crawl Space, None

#### **Exterior**

Exterior Features Garden, Private Entrance, Private Yard, Rain Gutters

Lot Description Cul-De-Sac, Few Trees, Landscaped, No Neighbours Behind,

Rectangular Lot

Roof Asphalt Shingle

Construction Vinyl Siding, Wood Frame

Foundation Poured Concrete

#### Additional Information

Date Listed September 23rd, 2025

Days on Market 5

Zoning R-2

## **Listing Details**

Listing Office CIR Realty

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