

\$275,000 - 331 3 Street Nw, Redcliff

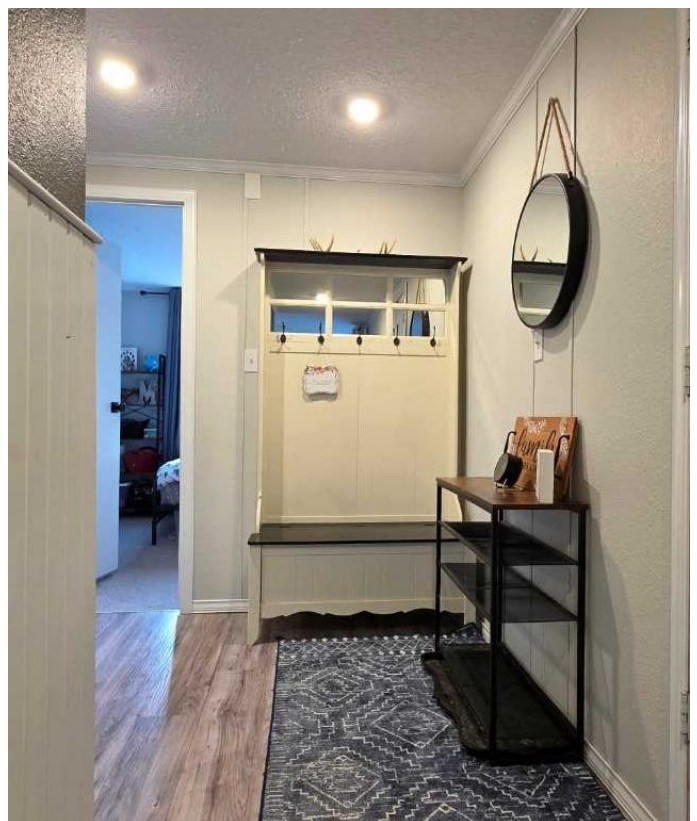
MLS® #A2270214

\$275,000

3 Bedroom, 2.00 Bathroom, 1,216 sqft
Residential on 0.14 Acres

NONE, Redcliff, Alberta

Delightful and energy-efficient, this home is ideal for young families, retirees, or anyone seeking comfort and quality. Featuring large 46x130 lot, spacious rooms, tasteful décor, and durable vinyl plank flooring, it includes five appliances for easy living. Built with 2x6 exterior walls, central air conditioning, and ceiling fans, this home offers exceptional year-round comfort and efficiency. The primary bedroom boasts a private ensuite and walk-in closet, while the overall design combines practicality with style, making this a smart investment with mortgage payments often lower than rent. Step outside to enjoy a beautifully landscaped yard filled with perennials, raised garden boxes, crab apple and pear trees, raspberries, strawberries, rhubarb, asparagus, chives and attractive wood fencing (built in 2020). The peaceful outdoor spaces make the most of sunny summer days. Convenient parking options include, in front, ample on-street parking and paved double driveway, as well as back-lane access to more generous off-street parking suitable for vehicles and RVs. The large double garage is a standout feature, complete with workbenches and a practical loft for extra storage. For peace of mind note the following: Regularly maintained furnace, with circuit board replaced in 2018 and motor in 2025; Lennox AC unit installed in 2021; garage improvements done in 2023 include garage insulation, natural gas heater and exhaust fan motor replacement; and front deck painted and



stained in 2025.

Built in 2001

Essential Information

MLS® #	A2270214
Price	\$275,000
Bedrooms	3
Bathrooms	2.00
Full Baths	2
Square Footage	1,216
Acres	0.14
Year Built	2001
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Active

Community Information

Address	331 3 Street Nw
Subdivision	NONE
City	Redcliff
County	Cypress County
Province	Alberta
Postal Code	T0J 2P0

Amenities

Parking Spaces	6
Parking	Alley Access, Double Garage Detached, Front Drive, Gravel Driveway, Heated Garage, Off Street, On Street, Oversized, Paved
# of Garages	2

Interior

Interior Features	No Smoking Home, Open Floorplan, Vaulted Ceiling(s), Vinyl Windows, Walk-In Closet(s)
Appliances	Central Air Conditioner, Dishwasher, Dryer, Electric Range, Refrigerator, Washer
Heating	Forced Air, Natural Gas
Cooling	Central Air

Basement None

Exterior

Exterior Features Garden, Private Yard
Lot Description Back Lane, Garden, Landscaped, Level, Rectangular Lot
Roof Asphalt Shingle
Construction Mixed
Foundation Piling(s)

Additional Information

Date Listed November 12th, 2025
Days on Market 1
Zoning R4

Listing Details

Listing Office SOURCE 1 REALTY CORP.

Data is supplied by Pillar 9â„¢ MLS® System. Pillar 9â„¢ is the owner of the copyright in its MLS® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLS®, Multiple Listing Service® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.