

# \$264,900 - 25, 320 7 Avenue Ne, Three Hills

MLS® #A2245337

**\$264,900**

4 Bedroom, 2.00 Bathroom, 998 sqft

Residential on 0.14 Acres

NONE, Three Hills, Alberta

Welcome HOME! This 4 bedroom 2 bath home is a great family home, with potential independent living area, close to the Prairie College and Prairie Christian Academy in the beautiful town of Three Hills, the largest center in Kneehill County. This home oozes with character with real wood built in bedroom organizers and stunning archways, formal dining. Many recent updates makes this home move in ready. This could be a great starter home, or a nice place to downsize. Loads of storage, and lots of living space. The simple yard boasts a nice deck and portable fencing, perfect for a pups or kiddos. Must see. Call your favorite Realtor today to book your private viewing.

Built in 1958

## Essential Information

|                |             |
|----------------|-------------|
| MLS® #         | A2245337    |
| Price          | \$264,900   |
| Bedrooms       | 4           |
| Bathrooms      | 2.00        |
| Full Baths     | 2           |
| Square Footage | 998         |
| Acres          | 0.14        |
| Year Built     | 1958        |
| Type           | Residential |
| Sub-Type       | Detached    |
| Style          | Bungalow    |



|        |        |
|--------|--------|
| Status | Active |
|--------|--------|

### Community Information

|             |                     |
|-------------|---------------------|
| Address     | 25, 320 7 Avenue Ne |
| Subdivision | NONE                |
| City        | Three Hills         |
| County      | Kneehill County     |
| Province    | Alberta             |
| Postal Code | T0M2A0              |

### Amenities

|                |            |
|----------------|------------|
| Amenities      | None       |
| Parking Spaces | 2          |
| Parking        | Off Street |

### Interior

|                   |                                                                                                        |
|-------------------|--------------------------------------------------------------------------------------------------------|
| Interior Features | Built-in Features, Ceiling Fan(s), Laminate Counters, Natural Woodwork, No Smoking Home, Vinyl Windows |
| Appliances        | Dishwasher, Electric Stove, Microwave, Range Hood, Refrigerator, Washer/Dryer                          |
| Heating           | Forced Air                                                                                             |
| Cooling           | None                                                                                                   |
| Has Basement      | Yes                                                                                                    |
| Basement          | Finished, Full                                                                                         |

### Exterior

|                   |                                  |
|-------------------|----------------------------------|
| Exterior Features | Other                            |
| Lot Description   | Back Lane, Back Yard, Front Yard |
| Roof              | Asphalt Shingle                  |
| Construction      | Vinyl Siding, Wood Frame         |
| Foundation        | Poured Concrete                  |

### Additional Information

|                |                  |
|----------------|------------------|
| Date Listed    | August 1st, 2025 |
| Days on Market | 95               |
| Zoning         | R2               |

### Listing Details

|                |                             |
|----------------|-----------------------------|
| Listing Office | Royal LePage Country Realty |
|----------------|-----------------------------|

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