

\$675,000 - 608 Montgomery Close Se, High River

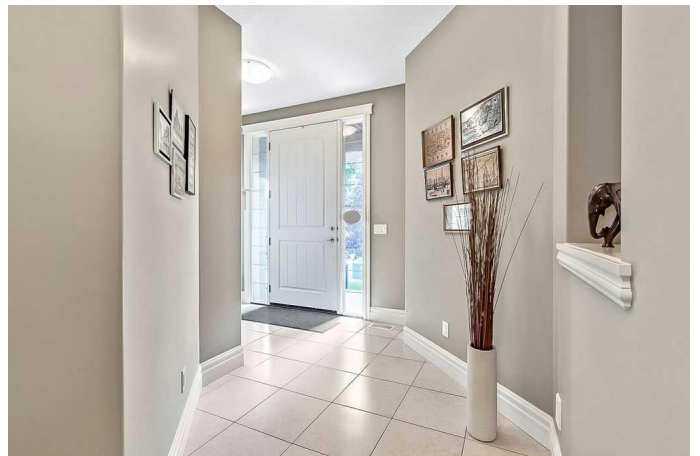
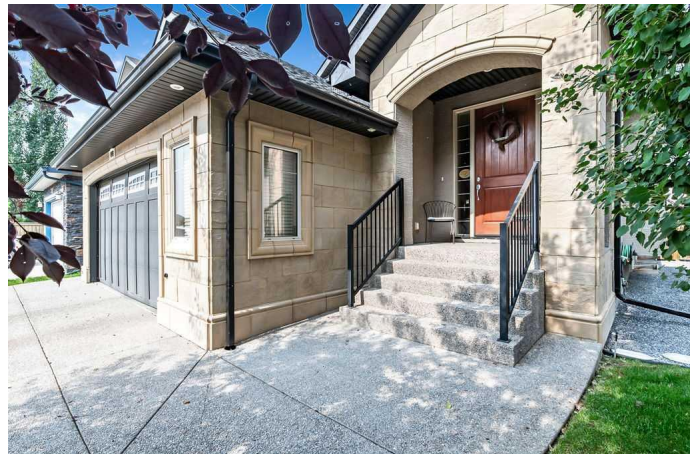
MLS® #A2252848

\$675,000

3 Bedroom, 3.00 Bathroom, 1,455 sqft
Residential on 0.11 Acres

Montrose., High River, Alberta

Welcome to 608 Montgomery Close in the desirable community of Montrose. This custom-built 3 bedroom bungalow offers over 2500 sq. ft. of beautifully designed living space with 10 ft. ceilings and quality finishes throughout. The stucco and sandstone brick façade creates striking curb appeal; while inside you are welcomed by a stunning two-way gas fireplace and a spacious foyer with built-in storage bench. Hardwood floors flow across the main level, leading to a cozy sitting room, a bright open-concept living and dining area. A chef's kitchen is complete with granite counters, a large island with sink, corner pantry, ample cabinetry and a custom built-in desk. Large north-facing windows fill the space with natural light and a garden door opens to a private deck for barbecuing. The inviting primary suite features a spa-inspired 5-piece ensuite with walk-in shower, soaker tub and generous closet. There is a large mudroom off the garage with laundry, sink and storage. The convenient half bath off the entry completes the main floor. The fully finished lower level offers in-floor heating, two spacious bedrooms with custom closets, a shared Jack & Jill bath with dual sinks and walk-in shower. There is an abundance of storage on the lower level. Additional upgrades include central vac, water softener, irrigation system and gas lines to the barbecue and stove. Situated on a fully fenced and landscaped lot, this home is ideally located close to walking paths, parks, shopping, recreation facilities, and within



walking distance to downtown High River.
Executive bungalow living at its finest!

Built in 2008

Essential Information

MLS® #	A2252848
Price	\$675,000
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,455
Acres	0.11
Year Built	2008
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Active

Community Information

Address	608 Montgomery Close Se
Subdivision	Montrose.
City	High River
County	Foothills County
Province	Alberta
Postal Code	T1V 0B7

Amenities

Parking Spaces	4
Parking	Double Garage Attached, Front Drive, Garage Door Opener, Oversized
# of Garages	2

Interior

Interior Features	Built-in Features, Central Vacuum, Closet Organizers, Double Vanity, Granite Counters, Jetted Tub, Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan, Pantry, Storage, Vinyl Windows, Walk-In Closet(s)
Appliances	Dishwasher, Dryer, Electric Stove, Microwave Hood Fan, Refrigerator,

	Washer, Water Softener, Window Coverings
Heating	In Floor, Forced Air, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	BBQ gas line, Private Entrance, Private Yard, Storage
Lot Description	Back Yard, Front Yard, Landscaped, Private, Underground Sprinklers
Roof	Asphalt Shingle
Construction	Stucco, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	September 3rd, 2025
Days on Market	4
Zoning	TND

Listing Details

Listing Office	RE/MAX Real Estate (Mountain View)
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