

# \$269,900 - 734 1st Street Ne, Three Hills

MLS® #A2247784

**\$269,900**

4 Bedroom, 2.00 Bathroom, 1,232 sqft

Residential on 0.30 Acres

NONE, Three Hills, Alberta

Never before listed property in a very attractive location in Three Hills, this four bedroom one and half storey sits on a massive lot, room for a huge garden as well as trampoline for kids, and anything else you might want. Inside the home it shows more than a little character with the well kept woodwork, Much of the house has it. Several windows have been replaced over the years as well as kitchen cabinets, basement flooring (Tri Cor sub floor) is vinyl plank. The attached 2 car garage is a great asset to the property, keep your vehicles in out of our unpredictable Alberta weather. This is a must see home.

Built in 1948

## Essential Information

MLS® #	A2247784
Price	\$269,900
Bedrooms	4
Bathrooms	2.00
Full Baths	1
Half Baths	1
Square Footage	1,232
Acres	0.30
Year Built	1948
Type	Residential
Sub-Type	Detached
Style	1 and Half Storey
Status	Active



## Community Information

Address	734 1st Street Ne
Subdivision	NONE
City	Three Hills
County	Kneehill County
Province	Alberta
Postal Code	T0M 2A0

## Amenities

Parking Spaces	4
Parking	Double Garage Attached, Driveway
# of Garages	2

## Interior

Interior Features	Central Vacuum, Bookcases, Natural Woodwork
Appliances	Dishwasher, Dryer, Electric Stove, Garage Control(s), Microwave, Range Hood, Refrigerator, Washer, Window Coverings
Heating	Central, Natural Gas
Cooling	None
Has Basement	Yes
Basement	Full, Partially Finished

## Exterior

Exterior Features	Fire Pit, Garden
Lot Description	Back Yard, Backs on to Park/Green Space, Front Yard, Garden, Lawn, No Neighbours Behind, Rectangular Lot, Few Trees
Roof	Asphalt Shingle
Construction	Composite Siding, Wood Frame
Foundation	Poured Concrete

## Additional Information

Date Listed	August 13th, 2025
Days on Market	2
Zoning	R2

## Listing Details

Listing Office	RE/MAX real estate central alberta
----------------	------------------------------------

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

