

# \$769,000 - 51 N 2 Street E, Hill Spring

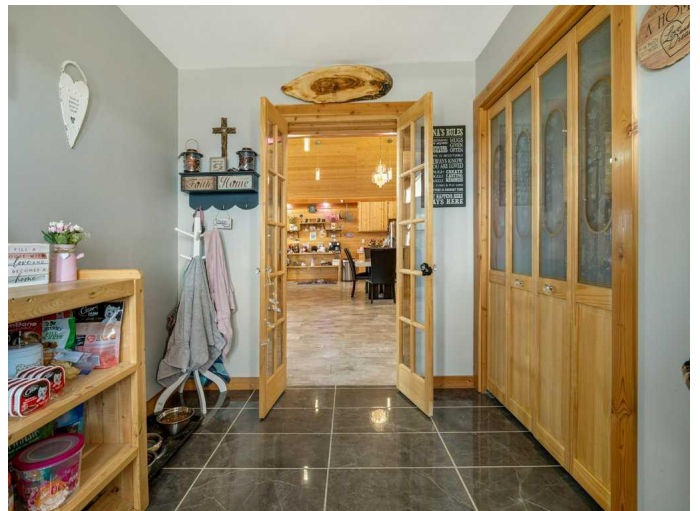
MLS® #A2226713

**\$769,000**

2 Bedroom, 4.00 Bathroom, 1,886 sqft  
Residential on 0.47 Acres

NONE, Hill Spring, Alberta

Take a look at this stunning home nestled on approx. 1/2 acre on the east side of the beautiful small town of Hill Spring. This exquisite 1886 sq ft custom-built cottage style residence showcases unparalleled craftsmanship with top-end finishings throughout. From the moment you walk into the porcelain laced entry, to walking through the double glass french doors into the main 16 ft vaulted ceiling living area, you will be greeted with warm wood and loads of sunlight casting through the large windows. The heart of the home features a beautifully crafted kitchen with 20 ft. of sleek quartz countertops, full coffee bar and two, yes two, pantries, perfect for culinary creations. A cozy, large view, wood burning custom built brick fireplace that adds warmth and charm to the living space. The living area also Boast lifetime warranty vinyl plank floors and two 6 ft. patio doors leading to the expanded wrap around 6 ft. wide deck. The massive master suite is a true retreat, boasting a luxurious clawfoot bathtub, a spacious walk-in closet, another half bath and a private walkout to the sunset side of this expansive wrap-around deck. The deck has an added outdoor elevator for your convenience or just to bring your groceries up to the door. The property is secured by a Double powered remote activated decorative iron gate for added convenience and security. The basement is yours to complete as your needs require. With a large room, as well as a half bath already constructed and awaiting your



personal design! The oversized, triple heated triple door garage, complete with its own 100 amp electrical panel, wood stove, 220 Electrical heater and 100 BTU forced air goodman furnace completed with half bath, is perfect for projects or extra storage or the man cave. Powered by a robust 200 amp electrical service, propane heated, with water on demand, this Hill Spring gem blends modern luxury with practical functionality, making it an ideal haven for those seeking a sophisticated yet comfortable lifestyle. Don't miss the opportunity to own this extraordinary property.

Built in 2021

**Essential Information**

MLS® #	A2226713
Price	\$769,000
Bedrooms	2
Bathrooms	4.00
Full Baths	1
Half Baths	3
Square Footage	1,886
Acres	0.47
Year Built	2021
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Active

**Community Information**

Address	51 N 2 Street E
Subdivision	NONE
City	Hill Spring
County	Cardston County
Province	Alberta
Postal Code	T0K1E0

**Amenities**

Parking Spaces	6
Parking	Double Garage Detached, Parking Pad
# of Garages	2

## Interior

Interior Features	Ceiling Fan(s), French Door, Natural Woodwork, Open Floorplan, Pantry, Quartz Counters, Soaking Tub, Storage, Vaulted Ceiling(s), Walk-In Closet(s)
Appliances	Dishwasher, Microwave Hood Fan, Refrigerator, Stove(s), Washer/Dryer
Heating	Fireplace Insert, Forced Air
Cooling	None
Fireplace	Yes
# of Fireplaces	2
Fireplaces	Electric, Wood Burning
Has Basement	Yes
Basement	Full, Partially Finished

## Exterior

Exterior Features	Balcony, Fire Pit, Garden, Private Yard
Lot Description	Backs on to Park/Green Space, Front Yard, Fruit Trees/Shrub(s), Irregular Lot, Landscaped, Lawn
Roof	Metal
Construction	Wood Frame, Wood Siding
Foundation	ICF Block

## Additional Information

Date Listed	June 1st, 2025
Days on Market	41
Zoning	R1

## Listing Details

Listing Office	2 PERCENT REALTY
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