\$579,900 - 1605 4 Avenue Sw, Drumheller

MLS® #A2191653

\$579,900

4 Bedroom, 3.00 Bathroom, 1,841 sqft Residential on 0.24 Acres

Newcastle, Drumheller, Alberta

Looking to maximize your investment? This stunning fully finished bungalow offers more value for your money, with property taxes a fraction of Calgary's market and custom energy-efficient features that cut down utility costsâ€"keeping more in your pocket. Step inside to discover recent renovations that elevate both style and functionality. The living room and kitchen have been upgraded with a rustic rough-cut wood feature wall, trendiest paint colors, and a modern dining area light fixture. The kitchen is a chef's dream, now boasting additional custom cabinetry with 24 sq. ft. of extra storage, elegant wooden countertops, and matching window-frame shelvesâ€"the perfect spot to house your plants or ripen fresh tomatoes from your own backyard garden.

A Home That Checks Every Box

If you're a ready-to-act buyer, buckle
upâ€"your anticipation is about to hit the red
zone. This home hits the jackpot in the
sought-after, quiet community of Newcastle.

Situated on a family-friendly street, this
move-in-ready bungalow sits on a ¼-acre lot,
complete with an oversized double garage, a
private backyard, and stunning views of the
Hoodoos.

Inside, no detail has been overlooked. Offering 4 bedrooms, 3 bathrooms, and over 1,800 sq. ft. of finished space, this home was custom-designed for comfort year-round. Stay warm in winter and cool in summer with low-cost utilities, featuring Rockwool insulation



and R60 blown-in attic insulation. Cozy up in the family room with the new pellet stove, heating up to 2,000 sq. ft. on chilly nights. An Incredible Airbnb Opportunity With a high volume of tourists year-round, this property offers strong potential as an Airbnb investmentâ€"whether as a primary residence or income-generating rental.

Outdoor Living at Its Finest

Entertain guests on the expansive 18x27 patio, complete with a fire pit, or sip your morning coffee on the 6x16 front deck.
There's even RV parking with a 30-amp hookup for added convenience.

Upgrades & Highlights:

Energy-Efficient Upgrades: White siding & steel roofing for lower energy costs.

New Double Garage: Steel roof & vertical

siding for durability.

New Entrance Doors & Windows.

Fully Fenced with Low-Maintenance Landscaping: Stone & mulch yard.

New Electrical System: 100-amp panel, meter

base, and wiring.

Luxury Kitchen Upgrades: Ceramic apron-front sink, soft-close cabinets & drawers, 5 LG smart appliances, a 7cu.Ft chest freezer and a microwave.

Outdoor Motion Sensor Lighting for security. Heated & Well-Insulated Crawlspace. All this, and you're just minutes from parks, hiking trails, live theatre, and the world-class Dinosaur Museum.

This isn't just a houseâ€"it's a lifestyle upgrade. Book your showing today and experience this peaceful paradise firsthand!

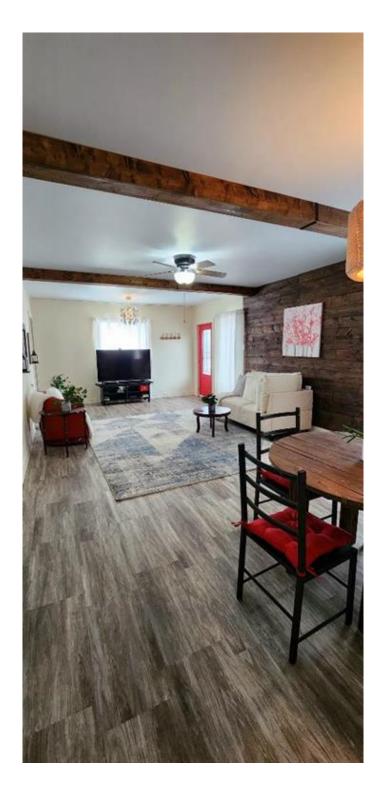
Built in 2019

Essential Information

MLS® # A2191653

Price \$579,900

Bedrooms 4



Bathrooms 3.00

Full Baths 3

Square Footage 1,841

Acres 0.24

Year Built 2019

Type Residential

Sub-Type Detached

Style Bungalow

Status Active

Community Information

Address 1605 4 Avenue Sw

Subdivision Newcastle
City Drumheller
County Drumheller

Province Alberta
Postal Code T0J0Y1

Amenities

Parking Spaces 2

Parking Double Garage Attached, Ov

of Garages 2

Interior

Interior Features Bookcases, Breakfast Bar, B

Appliances Dishwasher, Gas Stove,

Washer/Dryer, Freezer

Heating Forced Air, Natural Gas, Pellet Stove

Cooling None
Fireplace Yes
of Fireplaces 1

Fireplaces Pellet Stove

Basement None

Exterior

Exterior Features Fire Pit, RV Hookup

Lot Description Back Lane, Back Yard, Backs on to Park/Green Space, Corner Lot,

Views

Roof Metal



Construction Aluminum Siding

Foundation Poured Concrete, See Remarks, Perimeter Wall, Piling(s)

Additional Information

Date Listed February 1st, 2025

Days on Market 77
Zoning ND

Listing Details

Listing Office Real Broker

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