

# \$449,900 - 452 Mountain Street, Hinton

MLS® #A2203676

**\$449,900**

4 Bedroom, 3.00 Bathroom, 1,278 sqft  
Residential on 0.09 Acres

Mountain View, Hinton, Alberta

Stylish Half Duplex in Prime Hill Location

This beautifully designed 1.5-story half duplex offers 1,278 sq. ft. of modern, open-concept living, enhanced by impressive vaulted ceilings that create a bright and airy atmosphere.

The main floor features a spacious living room, a well-appointed kitchen with ample cabinetry, and a generous dining area—perfect for entertaining. A convenient half-bath, laundry room, and direct access to the attached double garage add to the home's functionality. Step outside to enjoy the fully fenced backyard, complete with a deck for outdoor relaxation.

Upstairs, the inviting primary suite boasts double closets and a private 4-piece ensuite. Two additional bedrooms and another full bathroom complete the second level.

The fully developed basement offers incredible versatility, featuring a large fourth bedroom, a cozy family room, and abundant storage space.

The home also includes a double attached garage and a spacious concrete driveway, providing ample parking.

Situated in a desirable hill location, this property offers both comfort and style in a fantastic neighborhood. Don't miss this



exceptional opportunity!!

Built in 1995

### **Essential Information**

MLS® #	A2203676
Price	\$449,900
Bedrooms	4
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,278
Acres	0.09
Year Built	1995
Type	Residential
Sub-Type	Semi Detached
Style	Side by Side, 1 and Half Storey
Status	Active

### **Community Information**

Address	452 Mountain Street
Subdivision	Mountain View
City	Hinton
County	Yellowhead County
Province	Alberta
Postal Code	T7V 1K2

### **Amenities**

Parking Spaces	4
Parking	Double Garage Attached
# of Garages	2

### **Interior**

Interior Features	Central Vacuum, Storage, Vaulted Ceiling(s)
Appliances	Dishwasher, Range Hood, Refrigerator, Stove(s), Washer/Dryer, Window Coverings
Heating	Central, Fireplace(s), Forced Air
Cooling	None
Fireplace	Yes

# of Fireplaces	1
Fireplaces	Gas
Has Basement	Yes
Basement	Finished, Full

### **Exterior**

Exterior Features	Lighting, Private Yard
Lot Description	Back Yard, Front Yard, Landscaped, Lawn
Roof	Asphalt
Construction	Stucco
Foundation	Poured Concrete

### **Additional Information**

Date Listed	March 18th, 2025
Days on Market	35
Zoning	R-S3

### **Listing Details**

Listing Office	CENTURY 21 TWIN REALTY
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