

# \$439,900 - 1521 19 Avenue, Didsbury

MLS® #A2237991

**\$439,900**

3 Bedroom, 2.00 Bathroom, 1,046 sqft  
Residential on 0.14 Acres

NONE, Didsbury, Alberta

Here we have a terrific home that has been enjoyed by the current owners for 44 years! It is time for a new family to appreciate all it has to offer. This home was built in 1964 when things were solidly constructed. That being said, the sellers have done a major kitchen upgrade including beautiful oak cabinetry, quartz countertops and built-in china cabinet. The large living features original hardwood floors and a wood burning fireplace (log lighter not connected). The primary bedroom has built in cabinetry on the one wall as well as another closet. There is a cozy flex room (that used to be a bedroom) currently used as a T.V. room and has patio doors leading to the covered rear deck with Duradek floor and complete with a natural gas BBQ that stays with the property. The basement is older development but very functional with a large family room, bedroom, 3 piece bath and laundry/storage room. There is LED lighting throughout the home, newer vinyl windows throughout the main floor and central air conditioning for those hot summer days! The detached garage is oversized (24 X 28) so lots of room for your vehicles and a workshop area. It also boasts an overhead heater and 220V wiring. All of this on a nice sized fenced lot with plenty of space to run around. Enjoy the established neighborhood, call your realtor of choice today!

Built in 1964



## Essential Information

MLS® #	A2237991
Price	\$439,900
Bedrooms	3
Bathrooms	2.00
Full Baths	2
Square Footage	1,046
Acres	0.14
Year Built	1964
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Active

## Community Information

Address	1521 19 Avenue
Subdivision	NONE
City	Didsbury
County	Mountain View County
Province	Alberta
Postal Code	T0M 0W0

## Amenities

Parking Spaces	5
Parking	220 Volt Wiring, Concrete Driveway, Double Garage Detached, Garage Door Opener, Heated Garage, Insulated, Off Street, Rear Drive
# of Garages	2

## Interior

Interior Features	Built-in Features, No Animal Home, No Smoking Home, Quartz Counters, Vinyl Windows
Appliances	Central Air Conditioner, Dishwasher, Freezer, Garage Control(s), Gas Stove, Microwave, Range Hood, Washer/Dryer, Window Coverings
Heating	Forced Air, Natural Gas
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Living Room, Mantle, See Remarks, Wood Burning, Brick Facing
Has Basement	Yes

Basement                      Finished, Full

**Exterior**

Exterior Features      BBQ gas line, Private Yard  
Lot Description        Back Yard, Landscaped, Rectangular Lot  
Roof                      Asphalt Shingle  
Construction          Vinyl Siding, Wood Frame  
Foundation            Poured Concrete

**Additional Information**

Date Listed              July 8th, 2025  
Days on Market        3  
Zoning                    R-2

**Listing Details**

Listing Office            Front Porch Realty

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