

\$490,000 - 43 Sunrise Crescent Ne, High River

MLS® #A2253374

\$490,000

3 Bedroom, 3.00 Bathroom, 1,466 sqft
Residential on 0.13 Acres

Sunrise Meadows, High River, Alberta

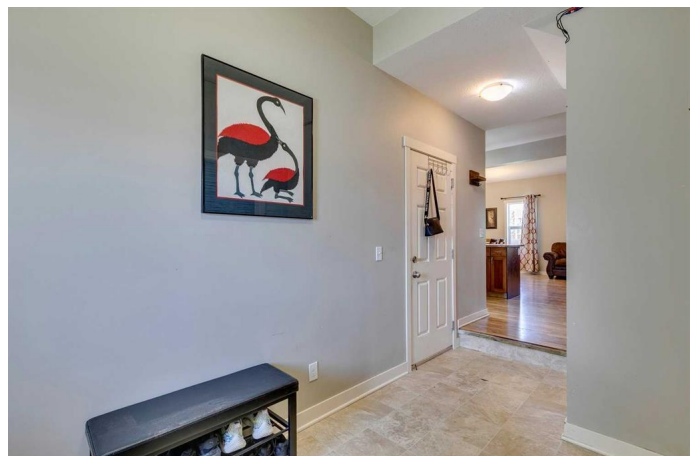
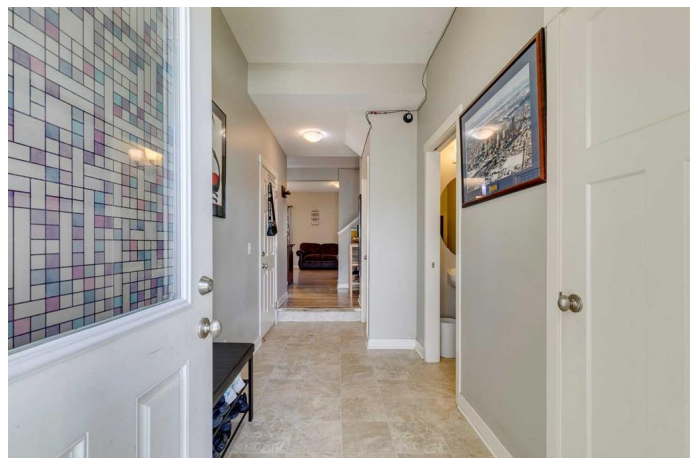
Welcome to this beautifully maintained single detached family home located in the highly sought-after, family-friendly community of Sunrise Meadows. Nestled on a large pie-shaped lot (frontage: 4.25 depth: 38.72 and 34.01), this property boasts an expansive backyard—perfect for kids, pets, and entertaining.

With over 1,400 sq ft of thoughtfully designed living space, this inviting 2-storey home features an open-concept main floor that seamlessly connects the dining and living areas, ideal for family gatherings and everyday living. The attached single garage adds convenience and additional storage.

Upstairs, you'll find three spacious bedrooms, including a primary suite complete with a private 4-piece ensuite. An additional 4-piece bathroom serves the remaining bedrooms, making this a perfect setup for growing families.

The undeveloped basement offers a blank canvas to customize and expand your living space—whether it's a home gym, office, or rec room, the possibilities are endless.

Conveniently located just 5 minutes from grocery stores, restaurants, schools, and parks, this home offers the perfect blend of comfort and convenience.



Don't miss your chance to own in Sunrise Meadows!

Built in 2015

Essential Information

MLS® #	A2253374
Price	\$490,000
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,466
Acres	0.13
Year Built	2015
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

Community Information

Address	43 Sunrise Crescent Ne
Subdivision	Sunrise Meadows
City	High River
County	Foothills County
Province	Alberta
Postal Code	T1V 0B9

Amenities

Parking Spaces	2
Parking	Single Garage Attached
# of Garages	1

Interior

Interior Features	Open Floorplan
Appliances	None
Heating	Forced Air
Cooling	None
Has Basement	Yes

Basement	Full, Unfinished
----------	------------------

Exterior

Exterior Features	None
Lot Description	Back Yard, Irregular Lot, Pie Shaped Lot
Roof	Asphalt Shingle
Construction	Vinyl Siding
Foundation	Poured Concrete

Additional Information

Date Listed	September 4th, 2025
Days on Market	61
Zoning	TND

Listing Details

Listing Office	RE/MAX House of Real Estate
----------------	-----------------------------

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 provided by real estate professionals who are members of CREA. Used under license.