

\$599,000 - 1705 Montgomery Gate Se, High River

MLS® #A2211008

\$599,000

4 Bedroom, 3.00 Bathroom, 1,836 sqft

Residential on 0.10 Acres

Montrose., High River, Alberta

Immaculate 4-Bedroom Home in Desirable Montrose

Welcome to this beautifully maintained 4-bedroom home, ideally situated in Montrose—just steps away from schools, shopping, scenic walking trails, and the canal. As you enter, you'll be impressed by the stylish vinyl plank flooring and the bright, open-concept layout.

The kitchen is a chef's dream, featuring sleek quartz countertops, stainless steel appliances, and a convenient corner pantry. The adjoining dining nook and spacious living room create a warm and functional space for family living and entertaining.

Upstairs, the expansive primary suite offers a luxurious 5-piece ensuite and a generous walk-in closet. Three additional bedrooms provide plenty of space for a growing family or home office needs.

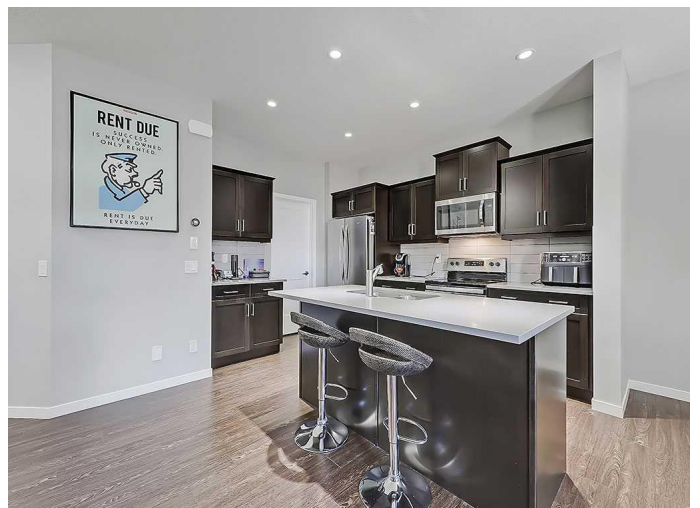
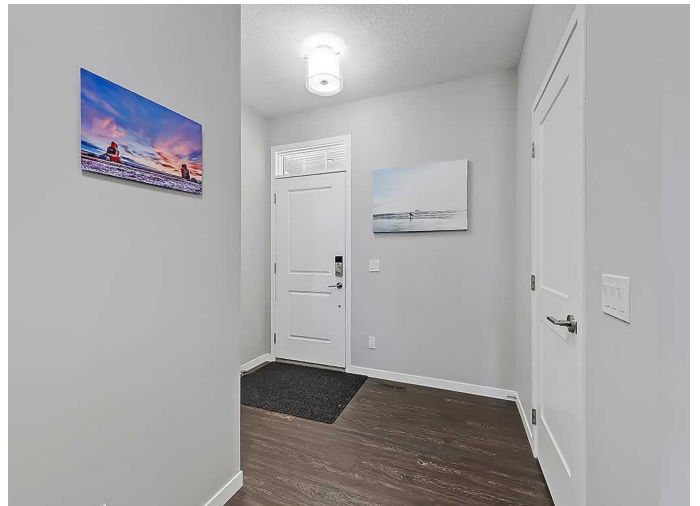
Don't miss the chance to make this exceptional home yours—book your private showing today!

Built in 2017

Essential Information

MLS® # A2211008

Price \$599,000



Bedrooms	4
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,836
Acres	0.10
Year Built	2017
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

Community Information

Address	1705 Montgomery Gate Se
Subdivision	Montrose.
City	High River
County	Foothills County
Province	Alberta
Postal Code	T1V 0H6

Amenities

Parking Spaces	4
Parking	Double Garage Attached
# of Garages	2

Interior

Interior Features	Closet Organizers, Kitchen Island, No Animal Home, No Smoking Home, See Remarks
Appliances	Central Air Conditioner, Dishwasher, Electric Stove, Microwave Hood Fan, Refrigerator, Washer/Dryer, Window Coverings, Built-In Electric Range
Heating	Forced Air
Cooling	Central Air
Has Basement	Yes
Basement	Full, Unfinished

Exterior

Exterior Features	Private Entrance
Lot Description	Front Yard, Landscaped, Lawn, Rectangular Lot, Underground

	Sprinklers
Roof	Asphalt
Construction	Vinyl Siding, Wood Frame, Shingle Siding
Foundation	Poured Concrete

Additional Information

Date Listed	April 11th, 2025
Days on Market	10
Zoning	TND

Listing Details

Listing Office	Century 21 Foothills 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.