

# \$759,000 - 310 Riverside Garden Nw, High River

MLS® #A2223765

**\$759,000**

3 Bedroom, 3.00 Bathroom, 1,428 sqft  
Residential on 0.17 Acres

Vista Mirage, High River, Alberta

Located in River's edge Home Owners Association, This fully finished bungalow has nearly 2800 Sq feet of living space, and is being offered for sale by its original owners, this property backs onto the happy trails pathway system , and you can sit on your back deck and enjoy the view of the river. this H.O.A. does not have an age restriction, so it is perfect for families as well as those looking to retire within a short cart drive to the Highwood golf course. and there is a 7-12 JR/SR High School a short walk away, as well as playgrounds, spray park and pump track. book your tour of this home with your favorite Realtor and start packing.

Built in 2002

## Essential Information

MLS® #	A2223765
Price	\$759,000
Bedrooms	3
Bathrooms	3.00
Full Baths	3
Square Footage	1,428
Acres	0.17
Year Built	2002
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Active



## Community Information

Address	310 Riverside Garden Nw
Subdivision	Vista Mirage
City	High River
County	Foothills County
Province	Alberta
Postal Code	T1V 1Y9

## Amenities

Amenities	None
Parking Spaces	4
Parking	Concrete Driveway, Double Garage Attached, Garage Door Opener, Insulated
# of Garages	2
Waterfront	River Front

## Interior

Interior Features	Breakfast Bar, High Ceilings, Kitchen Island, Bookcases, Built-in Features
Appliances	Dishwasher, Dryer, Microwave Hood Fan, Refrigerator, Washer, Window Coverings, Electric Range
Heating	Forced Air, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	2
Fireplaces	Gas, Family Room, Living Room, Mantle
Has Basement	Yes
Basement	Finished, Full

## Exterior

Exterior Features	Other
Lot Description	Back Yard, Backs on to Park/Green Space, Front Yard, Lawn, Creek/River/Stream/Pond, Cul-De-Sac, Few Trees, Landscaped, Pie Shaped Lot
Roof	Asphalt Shingle
Construction	Stucco, Wood Frame
Foundation	Poured Concrete

## Additional Information

Date Listed	May 22nd, 2025
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Days on Market	74
Zoning	TND
HOA Fees	145
HOA Fees Freq.	MON

### **Listing Details**

Listing Office	Royal LePage Solutions
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