

# \$420,000 - 23 Beaver Place, Beiseker

MLS® #A2226341

**\$420,000**

5 Bedroom, 3.00 Bathroom, 1,146 sqft  
Residential on 0.14 Acres

NONE, Beiseker, Alberta

Located on a desirable corner lot in the peaceful village of Beiseker, around 30 minutes from Calgary and less than 25 minutes to Airdrie, this spacious bilevel home offers over 2,100 sq ft of developed living space. With 5 bedrooms and 3 full bathrooms, including an ensuite off of the primary bedroom, there's plenty of room for the whole family.

The renovated kitchen is a true standout, featuring granite countertops, stainless steel appliances, and a charming farm-style sink. The upstairs features 3 bedrooms, 2 full bathrooms and is enhanced by the convenience of main floor laundry. Two bigger ticket items have already been replaced for you - newer main floor windows (2023) and a newer roof (2020), so that you can enjoy peace of mind for years.

You can add your personal touch to the basement that already offers cozy in-floor heat, two additional bedrooms, and a large recreation area perfect for relaxing or entertaining. The double attached garage also features in-floor heating - ideal for those chilly Alberta winters.

Step outside to your private backyard complete with a hot tub, offering the perfect spot to unwind. This lovely home combines small-town charm with some modern upgrades, making it a great opportunity for families or anyone looking for space, comfort, and value. Don't miss your chance to call this Beiseker home your own!



Built in 1987

## Essential Information

|                |             |
|----------------|-------------|
| MLS® #         | A2226341    |
| Price          | \$420,000   |
| Bedrooms       | 5           |
| Bathrooms      | 3.00        |
| Full Baths     | 3           |
| Square Footage | 1,146       |
| Acres          | 0.14        |
| Year Built     | 1987        |
| Type           | Residential |
| Sub-Type       | Detached    |
| Style          | Bi-Level    |
| Status         | Active      |

## Community Information

|             |                   |
|-------------|-------------------|
| Address     | 23 Beaver Place   |
| Subdivision | NONE              |
| City        | Beiseker          |
| County      | Rocky View County |
| Province    | Alberta           |
| Postal Code | T0M 0G0           |

## Amenities

|                |                        |
|----------------|------------------------|
| Parking Spaces | 4                      |
| Parking        | Double Garage Attached |
| # of Garages   | 2                      |

## Interior

|                   |                                                                                                                     |
|-------------------|---------------------------------------------------------------------------------------------------------------------|
| Interior Features | See Remarks                                                                                                         |
| Appliances        | Dishwasher, Dryer, Electric Stove, Garage Control(s), Microwave, Range Hood, Refrigerator, Washer, Window Coverings |
| Heating           | Forced Air                                                                                                          |
| Cooling           | None                                                                                                                |
| Has Basement      | Yes                                                                                                                 |
| Basement          | Finished, Full                                                                                                      |

## Exterior

|                   |                          |
|-------------------|--------------------------|
| Exterior Features | Other                    |
| Lot Description   | Corner Lot               |
| Roof              | Asphalt Shingle          |
| Construction      | Vinyl Siding, Wood Frame |
| Foundation        | Wood                     |

**Additional Information**

|                |                |
|----------------|----------------|
| Date Listed    | June 9th, 2025 |
| Days on Market | 70             |
| Zoning         | R1             |

**Listing Details**

|                |             |
|----------------|-------------|
| Listing Office | Real Broker |
|----------------|-------------|

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