

# \$475,000 - 606 6 Street Se, High River

MLS® #A2191768

**\$475,000**

3 Bedroom, 3.00 Bathroom, 1,225 sqft  
Residential on 0.14 Acres

Central High River, High River, Alberta

OPEN HOUSE SAT MAY 17 -12pm-2pm

-Welcome to this well-maintained 3-bedroom, 3-bathroom bungalow located around the corner from Emerson Lake. Situated on an oversized lot in a quiet, mature neighbourhood, this home offers a double attached garage, RV parking, and a beautifully landscaped yard perfect for outdoor entertaining.

Inside, youâ€™ll find a functional layout with generous living spaces. The fully finished basement features a large rec room and cozy fireplace, and a full bathroom with a 2-person jetted tub. While the main floor boasts a spacious kitchen and dining area that opens onto a large deck and a primary suite includes a walk in closet and 3 piece ensuite.

Enjoy the character of the mature yard with a slate and stone walkway, established trees, and plenty of green space for kids, pets, or gatherings. Ideally located near schools, downtown, and scenic Emerson Lake.

A rare opportunity to own in a sought-after location with room to grow and relax.

Built in 1980

## Essential Information

MLS® #	A2191768
Price	\$475,000



Bedrooms	3
Bathrooms	3.00
Full Baths	3
Square Footage	1,225
Acres	0.14
Year Built	1980
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Active

### Community Information

Address	606 6 Street Se
Subdivision	Central High River
City	High River
County	Foothills County
Province	Alberta
Postal Code	T1V 1K7

### Amenities

Parking Spaces	4
Parking	Double Garage Attached
# of Garages	2

### Interior

Interior Features	No Smoking Home
Appliances	Dishwasher, Dryer, Microwave Hood Fan, Refrigerator, Washer, Electric Stove, Water Softener
Heating	Forced Air
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Basement, Gas
Has Basement	Yes
Basement	Finished, Full

### Exterior

Exterior Features	Fire Pit, Garden
Lot Description	Back Lane, Back Yard, Garden, Landscaped, Rectangular Lot

Roof	Asphalt Shingle
Construction	Wood Frame, Brick, Composite Siding, Concrete
Foundation	Poured Concrete

**Additional Information**

Date Listed	May 15th, 2025
Days on Market	1
Zoning	TND

**Listing Details**

Listing Office	RE/MAX First
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