\$499,000 - 511 Lineham Acres Drive Nw, High River

MLS® #A2252874

\$499,000

4 Bedroom, 3.00 Bathroom, 1,211 sqft Residential on 0.08 Acres

Lineham Acres, High River, Alberta

Welcome to 511 Lineham Acres Drive NW â€" Where Comfort Meets Character in High River!

If you've been dreaming of a home that's move-in ready, stylishly updated, and nestled in one of High River's most family-friendly pocketsâ€"you've found it!

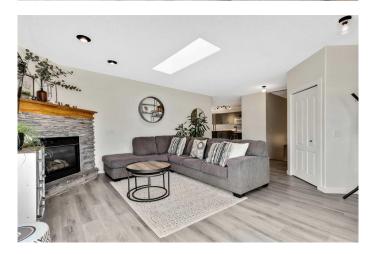
Let's start with the basics: 2 spacious bedrooms upstairs (yes, one has an ensuite so you don't have to share your toothpaste), another full bathroom, and a bright, open living room. The newly developed basement adds even more living spaceâ€"with 2 bedrooms (one does not have an egress window, but it should be easily converted) so much space, perfect for a playroom, home office, or that yoga studio you've been pretending you'II start.

The south-facing yard is private, sun-soaked, and flanked by green space on one sideâ€"ideal for kids, pets, or just pretending you're in a nature documentary. The new, oversized back deck has plenty of room for toys, BBQs, and awkward family reunions. And yes, there's a charming front porch too, so you can sip your morning coffee like you're in a rom-com.

The double car attached garage means no more scraping ice off your windshield in the winter (you're welcome).







Now, let's talk neighbourhood. Lineham Acres is a gemâ€"quiet, friendly, and close to everything that makes High River awesome. You're just minutes from walking trails that wind through scenic parks, perfect for stroller strolls or solo escapes. Schools like Spitzee Elementary and Senator Riley are nearby, so the morning drop-off won't require a GPS. And if you're a wanna be golfer, the Highwood Golf Course is a short walk away and ready to test your swing (or your patience).

Whether you're upsizing, downsizing, or just-right-sizing, this home checks all the boxes, including tee boxes! Come see it before someone else falls in love first!

Built in 1998

Essential Information

MLS® # A2252874 Price \$499,000

Bedrooms 4

Bathrooms 3.00

Full Baths 3

Square Footage 1,211
Acres 0.08
Year Built 1998

Type Residential

Sub-Type Semi Detached

Style Side by Side, Bungalow

Status Active

Community Information

Address 511 Lineham Acres Drive Nw

Subdivision Lineham Acres

City High River

County Foothills County

Province Alberta

Postal Code t1c1t3

Amenities

Parking Spaces 4

Parking Double Garage Attached, Parking Pad

of Garages 2

Interior

Interior Features Breakfast Bar, Ceiling Fan(s), Kitchen Island, No Smoking Home, Open

Floorplan, Pantry, Soaking Tub, Vinyl Windows

Appliances Dishwasher, Dryer, Electric Stove, Garage Control(s), Microwave Hood

Fan, Refrigerator, Washer, Window Coverings

Heating Fireplace(s), Forced Air, Natural Gas

Cooling None
Fireplace Yes
of Fireplaces 1

Fireplaces Gas, Living Room

Has Basement Yes

Basement Finished, Full

Exterior

Exterior Features None

Lot Description Back Yard, Low Maintenance Landscape, Rectangular Lot, Underground

Sprinklers

Roof Asphalt Shingle

Construction Stucco

Foundation Poured Concrete

Additional Information

Date Listed August 30th, 2025

Days on Market 3

Zoning TND

Listing Details

Listing Office Real Broker

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