

# \$699,900 - 123 Guimond Place, Hinton

MLS® #A2211024

**\$699,900**

4 Bedroom, 3.00 Bathroom, 1,512 sqft

Residential on 0.30 Acres

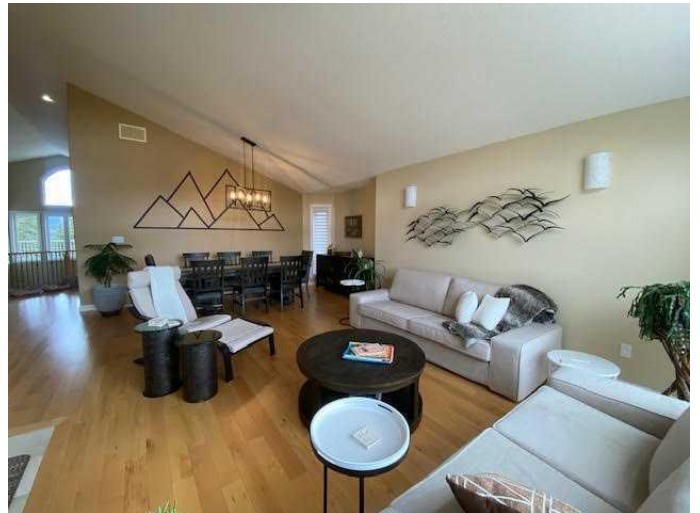
Terrace Heights, Hinton, Alberta

Located in one of Hinton's most desirable cul-de-sacs, this distinctive bungalow blends timeless elegance with thoughtful design in a setting that feels worlds away yet remains close to every convenience. With trees behind the property and Jasper National Park just a short drive away, this home offers the best of both comfort and adventure.

Step inside and be greeted by an impressive open-concept living and dining area, where vaulted ceilings, floor-to-ceiling windows, and new maple hardwood floors create a warm and expansive atmosphere. Perfect for entertaining or relaxing with family, this main living space is filled with natural light and offers seamless flow throughout.

The kitchen and adjoining breakfast nook overlook the treed backyard and open onto a spacious deck—an ideal place to enjoy your morning coffee or take in the peaceful surroundings. The large primary bedroom also offers deck access and features a spa-inspired ensuite with a soaker tub, walk-in closet, elegant finishes, and a beautiful electric fireplace that adds a cozy, inviting touch.

Designed with convenience in mind, the home includes main floor laundry, ample storage, and access to an attached double garage. For those who need even more space, a second detached garage adds exceptional versatility—perfect for hobbies, toys, or a



workshop.

The beautiful central staircase leads down into a spacious family room, complete with a cozy gas fireplace and walkout access to the backyard oasis. Whether you’re hosting movie nights or gathering around the firepit under the stars, this home invites connection. Three additional bedrooms on the lower level offer plenty of room for guests or growing families.

With two garages, long interlocking stone driveways, and a unique layout that opens up from the family room into the upper level, this is a home that’s truly one of a kind”set in a picturesque, peaceful corner of Hinton with the wild beauty of the Rockies just beyond your doorstep.

Built in 2008

**Essential Information**

MLS® #	A2211024
Price	\$699,900
Bedrooms	4
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,512
Acres	0.30
Year Built	2008
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Active

**Community Information**

Address	123 Guimond Place
Subdivision	Terrace Heights

City	Hinton
County	Yellowhead County
Province	Alberta
Postal Code	T7V 2C5

### **Amenities**

Utilities	Electricity Connected, Natural Gas Connected, Garbage Collection, Sewer Connected, Water Connected
Parking Spaces	9
Parking	Double Garage Attached, Garage Door Opener, Insulated, RV Access/Parking, Garage Faces Front, Interlocking Driveway, Single Garage Detached, Workshop in Garage
# of Garages	3

### **Interior**

Interior Features	Breakfast Bar, Ceiling Fan(s), Central Vacuum, Chandelier, Closet Organizers, Double Vanity, High Ceilings, Jetted Tub, Kitchen Island, No Smoking Home, Pantry, Recessed Lighting, Vaulted Ceiling(s), Vinyl Windows, Walk-In Closet(s)
Appliances	Dishwasher, Gas Range, Microwave Hood Fan, Refrigerator, Washer/Dryer, Window Coverings
Heating	Forced Air, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	2
Fireplaces	Decorative, Electric, Family Room, Gas, Mantle, Master Bedroom
Has Basement	Yes
Basement	Exterior Entry, Finished, Full, Walk-Out

### **Exterior**

Exterior Features	Fire Pit, Private Entrance, Private Yard, Storage
Lot Description	Backs on to Park/Green Space, City Lot, Cul-De-Sac, Front Yard, Fruit Trees/Shrub(s), Landscaped, Level, No Neighbours Behind, Street Lighting, Yard Drainage
Roof	Asphalt Shingle
Construction	Mixed
Foundation	ICF Block

### **Additional Information**

Date Listed	April 11th, 2025
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Days on Market	19
Zoning	R-S2

## **Listing Details**

Listing Office	CENTURY 21 TWIN REALTY
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