

# \$850,000 - 205 6a Street, Stirling

MLS® #A2211320

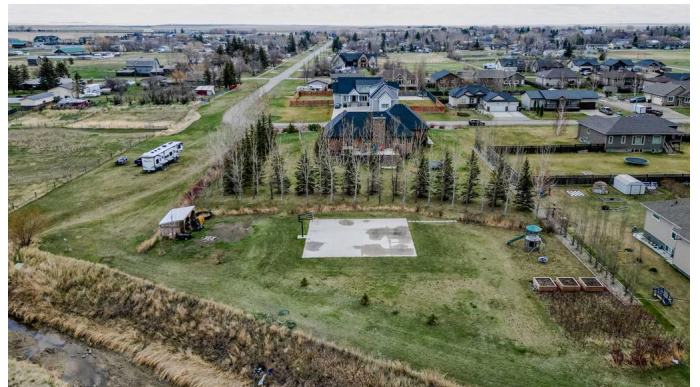
## \$850,000

5 Bedroom, 3.00 Bathroom, 1,888 sqft

Residential on 1.22 Acres

NONE, Stirling, Alberta

Welcome to this INCREDIBLE family home in the peaceful community of Stirling, Albertaâ€”offering space, comfort, and thoughtful construction on a sprawling 1.22 acre lot filled with mature trees and endless potential for outdoor living!! Built with ICF (Insulated Concrete Forms) all the way to the roofline, this home offers superior insulation that helps block outside noise and keep utility costs impressively low. Inside, youâ€™ll be greeted by soaring vaulted ceilings that create a grand and airy feel on the main level! The spacious kitchen and dining area are perfect for entertaining or family meals, and they flow seamlessly out to a back deck ideal for BBQs and relaxing evenings. The primary bedroom is a beautiful retreat, complete with a generously sized en suite designed for two. A second bedroom on the main floor offers flexibilityâ€”itâ€™s perfect as a guest room, nursery, or home office. Downstairs, the fully finished basement features a massive open family room, three more large bedrooms, and a full bathroomâ€”making it ideal for teens, guests, or additional living space. Outside, the park-like yard offers room for kids to run, basketball to be played, gardens to grow, or family gatherings to host under the shade of mature trees. There are raised garden beds, raspberry canes, canal access, and plenty of space for playsets and trampolines. With its functional layout, high-end construction, triple attached garage, and peaceful rural setting just 20 minutes from the city of Lethbridge, this



home is a must-see for families looking to spread out and enjoy all that small-town living has to offer! Call your REALTOR® you don't want to miss it!

Built in 2008

### Essential Information

MLS® #	A2211320
Price	\$850,000
Bedrooms	5
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,888
Acres	1.22
Year Built	2008
Type	Residential
Sub-Type	Detached
Style	Bungalow, Acreage with Residence
Status	Active

### Community Information

Address	205 6a Street
Subdivision	NONE
City	Stirling
County	Warner No. 5, County of
Province	Alberta
Postal Code	T0K 2E0

### Amenities

Parking	Triple Garage Attached
# of Garages	3

### Interior

Interior Features	Built-in Features, High Ceilings, Kitchen Island, Storage, Walk-In Closet(s)
Appliances	Central Air Conditioner, Dishwasher, Dryer, Garage Control(s), Refrigerator, Stove(s), Washer, Window Coverings

Heating	Forced Air
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Wood Burning
Has Basement	Yes
Basement	Finished, Full

## Exterior

Exterior Features	Garden, Storage, Basketball Court
Lot Description	Standard Shaped Lot
Roof	Asphalt Shingle
Construction	Stone, Stucco
Foundation	ICF Block

## Additional Information

Date Listed	May 5th, 2025
Days on Market	43
Zoning	R-L

## Listing Details

Listing Office	Grassroots Realty Group
----------------	-------------------------

Data is supplied by Pillar 9â„¢ MLS® System. Pillar 9â„¢ is the owner of the copyright in its MLS® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLS®, Multiple Listing Service® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.