

\$459,000 - 131 Tamarack Avenue, Hinton

MLS® #A2242146

\$459,000

4 Bedroom, 3.00 Bathroom, 1,092 sqft

Residential on 0.20 Acres

Hardisty, Hinton, Alberta

Looking for the perfect investment property? Look no further! This home offers a fully self-contained 2-bedroom basement suite complete with its own laundry-an increasingly sought-after feature for both tenants and homeowners.

Upstairs, youâ€™ll find a spacious living room with a cozy gas fireplace, a bright kitchen and dining area with patio doors that open onto a generous deck overlooking the massive backyard. Down the hall are two bedrooms, including a primary with its own 2-piece ensuite. The original third bedroom on this level has been converted into a laundry room and flex space-ideal for a home office or hobby area. If more bedroom space is needed, it can easily be converted back.

The lower level features a well-finished 2-bedroom suite with a 3-piece bathroom, large kitchen, and open-concept dining and living room. It also includes its own laundry area. What sets this suite apart is that it has a separate furnace and hot water tank, and has been fully soundproofed, providing a more comfortable and private experience for both upper and lower occupants.

Outside, the large backyard is filled with beautiful mature trees, and there's a 24x24 detached double garage for extra parking or storage. Whether you're looking for a solid investment property, multi-generational living,



or a way to offset the cost of homeownership”this property checks all the boxes.

Built in 1971

Essential Information

MLS® #	A2242146
Price	\$459,000
Bedrooms	4
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,092
Acres	0.20
Year Built	1971
Type	Residential
Sub-Type	Detached
Style	Bi-Level
Status	Active

Community Information

Address	131 Tamarack Avenue
Subdivision	Hardisty
City	Hinton
County	Yellowhead County
Province	Alberta
Postal Code	T7V 1C8

Amenities

Parking Spaces	4
Parking	Double Garage Detached
# of Garages	2

Interior

Interior Features	See Remarks
Appliances	Dishwasher, Dryer, Refrigerator, Washer, Range
Heating	Forced Air, Natural Gas
Cooling	None

Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas
Has Basement	Yes
Basement	Full, Suite

Exterior

Exterior Features	Fire Pit
Lot Description	Back Yard
Roof	Asphalt Shingle
Construction	Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	July 22nd, 2025
Days on Market	12
Zoning	R-S2

Listing Details

Listing Office	RE/MAX 2000 REALTY
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