

\$539,900 - 1214 Hammond Avenue, Crossfield

MLS® #A2198649

\$539,900

3 Bedroom, 2.00 Bathroom, 1,227 sqft
Residential on 0.20 Acres

NONE, Crossfield, Alberta

****Price Improved**** Don't miss this incredible opportunity to own a charming bungalow on a huge, landscaped lot located on a quiet street in central Crossfield. From the moment you arrive, the full-length covered veranda makes a striking first impression—perfect for relaxing outdoors, rain or shine.

Step inside to a spacious front foyer with plenty of room for coats and boots, leading into a bright, open-concept living room with west-facing windows that flood the space with natural light. The adjoining eat-in kitchen features ample maple cabinetry, stainless steel appliances, and plenty of room for family meals.

This home is finished with quality details throughout—beautiful trim and millwork, soft corners, in-floor heating, ceramic tile, and hardwood flooring. Two generously sized bedrooms share an updated 3-piece bathroom, and the convenient main-floor laundry adds to the home's functionality.

The primary suite is a true retreat, featuring vaulted ceilings with tongue-and-groove pine, recessed lighting, a large walk-in closet, and a luxurious 3-piece ensuite with custom tile, a massive enclosed shower, stainless fixtures, and a rain head.

A spacious mudroom off the kitchen leads to a



dugout basement and the backyard oasis. Out back, enjoy an impressive 500+ sqft covered deck with a stunning timber roof—ideal for entertaining. The oversized double garage is heated and offers 220V service, while a large shed provides extra storage and could be relocated to accommodate RV parking.

The yard is a showstopper, complete with a firepit, a custom walking bridge, and a tranquil pond with a water feature—perfect for outdoor enjoyment.

This home is ideal for anyone seeking single-level living with exceptional outdoor amenities. Be sure to view the virtual tour and schedule your private showing today!

Built in 1940

Essential Information

MLS® #	A2198649
Price	\$539,900
Bedrooms	3
Bathrooms	2.00
Full Baths	2
Square Footage	1,227
Acres	0.20
Year Built	1940
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Active

Community Information

Address	1214 Hammond Avenue
Subdivision	NONE
City	Crossfield
County	Rocky View County
Province	Alberta

Postal Code T0M 0S0

Amenities

Parking Spaces 2

Parking Heated Garage, Off Street, Double Garage Detached

of Garages 2

Interior

Interior Features No Animal Home, No Smoking Home, Open Floorplan, Walk-In Closet(s), Vaulted Ceiling(s)

Appliances Dishwasher, Dryer, Microwave Hood Fan, Refrigerator, Washer, Window Coverings, Gas Stove

Heating Forced Air, Natural Gas, In Floor

Cooling None

Has Basement Yes

Basement Unfinished, Partial

Exterior

Exterior Features Other

Lot Description Back Lane, Back Yard, Corner Lot, Landscaped, Cul-De-Sac, Treed

Roof Asphalt Shingle

Construction Vinyl Siding, Wood Frame

Foundation Brick/Mortar

Additional Information

Date Listed March 13th, 2025

Days on Market 57

Zoning R-1C

Listing Details

Listing Office CIR Realty

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