

# \$485,000 - 115 Alder Drive, Hinton

MLS® #A2218731

**\$485,000**

5 Bedroom, 3.00 Bathroom, 1,301 sqft

Residential on 0.19 Acres

Hardisty, Hinton, Alberta

Welcome to 115 Alder Drive – A Spacious 4-Level Split with Room for the Whole Family!

Located in a desirable neighbourhood close to schools, parks, walking trails, playgrounds, and many amenities, this well-maintained 4-level split offers approximately 2,500 sq ft of developed living space and a functional layout perfect for family life.

The main floor is impressively spacious with a bright living room, well-equipped kitchen, and a dining area that walks out to a generous deck—ideal for summer barbecues or quiet mornings with coffee. The beautifully landscaped backyard features a cozy fire pit area and plenty of space to relax, play, or entertain.

With five bedrooms and two-and-a-half bathrooms, there's plenty of room for everyone. A double detached garage and ample off-street parking provide convenience and storage, while the home's backup power system (just add your generator) offers peace of mind.

This inviting home offers flexibility, space, and a great location—everything you need to settle in and enjoy Hinton living.

Built in 1974

## Essential Information



MLS® #	A2218731
Price	\$485,000
Bedrooms	5
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,301
Acres	0.19
Year Built	1974
Type	Residential
Sub-Type	Detached
Style	4 Level Split
Status	Active

### Community Information

Address	115 Alder Drive
Subdivision	Hardisty
City	Hinton
County	Yellowhead County
Province	Alberta
Postal Code	T7V 1C7

### Amenities

Parking Spaces	5
Parking	Double Garage Detached, Driveway, Off Street, RV Access/Parking
# of Garages	2

### Interior

Interior Features	Built-in Features
Appliances	Dishwasher, Range, Refrigerator, Washer/Dryer
Heating	Forced Air, Natural Gas
Cooling	None
Has Basement	Yes
Basement	Exterior Entry, Finished, Full, Walk-Up To Grade

### Exterior

Exterior Features	Private Entrance, Private Yard
Lot Description	Back Yard, Front Yard, Fruit Trees/Shrub(s), Landscaped, Lawn
Roof	Asphalt Shingle

Construction	Mixed
Foundation	Poured Concrete

**Additional Information**

Date Listed	May 7th, 2025
Days on Market	94
Zoning	R-S2

**Listing Details**

Listing Office	CENTURY 21 TWIN REALTY
----------------	------------------------

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.