

\$579,000 - 1161 Iron Ridge Avenue, Crossfield

MLS® #A2234787

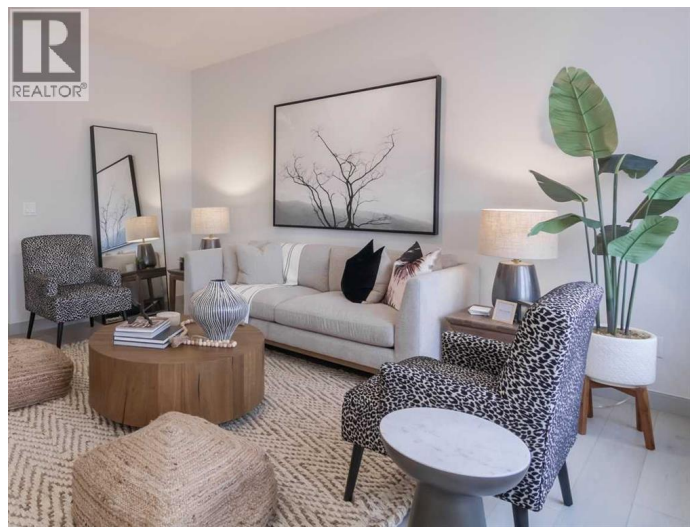
\$579,000

3 Bedroom, 3.00 Bathroom, 1,672 sqft

Single Family on 0.09 Acres

N/A, Crossfield, Alberta

Built by Calgary and area builder Alliston at Home, this standout 3- bedroom, 2.5-bath beauty sits in the heart of Crossfield's sought-after Iron Landing community—just steps from Veterans Peace Park and within walking distance to Crossfield Elementary and W.G. Murdoch Schools. This home will be ready for possession September 2025! Welcome to your next home—a beautifully designed space where comfort meets style! Step inside and be wowed by the bright, open layout. The living room is full of natural light thanks to large windows and a stunning open-to-above feature. Sleek upgraded railings and durable vinyl plank flooring give the space a fresh, modern vibe that's easy to maintain. The kitchen is a showstopper—complete with stainless steel Whirlpool appliances, quartz countertops, an integrated kitchen island, and plenty of modern charcoal cabinetry. Whether you're cooking for the family or entertaining friends, this space is as functional as it is beautiful. The connected dining area flows right out to a large backyard—perfect for summer BBQs and outdoor hangs. Upstairs, you'll find three bedrooms and a versatile bonus room—ideal for a playroom, office, or chill zone. The spacious primary suite features a walk-in closet and a luxe ensuite with dual sinks, quartz counters, and a three-wall tiled walk-in shower. Two additional bedrooms share a stylish 3-piece bathroom—great for growing families or hosting guests. The



unfinished basement is full of potential, with a side entrance, rough-ins for a bathroom, wet bar, and secondary laundryâ€”ideal for a future legal suite (pending town approval). Enjoy sunny days in your south-facing backyard or get your hands dirty in the garden. The front yard landscaping comes with a tree from the developerâ€”just one more thoughtful detail that makes this house special and ready to call home. With a double attached garage for all your parking and storage needs, this home truly has it all. Itâ€™s the perfect blend of space, style, and suburb an serenityâ€”just ten minutes outside the city. Photos are representative. (id:6289)

Built in 2025

Essential Information

Listing #	A2234787
Price	\$579,000
Bedrooms	3
Bathrooms	3.00
Half Baths	1
Square Footage	1,672
Acres	0.09
Year Built	2025
Type	Single Family
Sub-Type	Freehold

Community Information

Address	1161 Iron Ridge Avenue
Subdivision	N/A
City	Crossfield
Province	Alberta
Postal Code	T0M0S0

Amenities

Amenities	Park, Schools
Features	See remarks, Back lane

Parking Spaces	4
Parking	Attached Garage
# of Garages	2

Interior

Appliances	Refrigerator, Dishwasher, Stove, Microwave, Hood Fan
Heating	Forced air
Cooling	None
# of Stories	2

Exterior

Construction	Wood frame
Foundation	Poured Concrete

Listing Details

Listing Office	KIC Realty
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Listing information last updated on October 12th, 2025 at 11:16pm CDT