

# \$460,000 - 48 Willow Point, Drumheller

MLS® #A2219072

**\$460,000**

5 Bedroom, 3.00 Bathroom, 1,281 sqft  
Residential on 0.15 Acres

Riverview Park, Drumheller, Alberta

**\*Open house Saturday, May 24, 2 to 4 PM\***

Executive Living Meets Everyday Comfort in Willow Estates

Step into style and ease in this beautifully designed bungalow nestled in the sought-after Willow Estates community. From the inviting front porch and professionally landscaped yard to the extra off-street parking, every detail has been thoughtfully considered.

Inside, soaring vaulted ceilings and a cozy gas fireplace set the tone for the bright, welcoming living space. The kitchen is a dream for entertainers and busy families alike, featuring stainless steel appliances, a corner pantry, and an eat-up island that brings everyone together. Step out to the covered back deck—complete with a gas hook-up for your grill—perfect for year-round outdoor dining.

Three main-floor bedrooms offer flexibility for families, guests, or a home office. The primary bedroom includes a private ensuite, while a stylish four-piece bathroom serves the other two bedrooms.

Downstairs, the fully finished basement opens up into a spacious family room that can easily be zoned for movie nights, a play area, or a home gym. Two more generous bedrooms and a third full bathroom make this level ideal for teens, extended family, or overnight guests.

Outside, the fully fenced backyard is your



private retreat, complete with mature trees, a patio, a firepit, and a shed for extra storage. Add in central air, an attached garage, and a location just steps from the walking trails and Red Deer Riverâ€™and youâ€™re not just buying a house, youâ€™re upgrading your lifestyle.

Homes in this neighbourhood go fast so come take a look before itâ€™s too late.

Built in 1996

### Essential Information

MLS® #	A2219072
Price	\$460,000
Bedrooms	5
Bathrooms	3.00
Full Baths	3
Square Footage	1,281
Acres	0.15
Year Built	1996
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Active

### Community Information

Address	48 Willow Point
Subdivision	Riverview Park
City	Drumheller
County	Drumheller
Province	Alberta
Postal Code	T0J0Y5

### Amenities

Parking Spaces	4
Parking	Double Garage Attached
# of Garages	2

## Interior

Interior Features	High Ceilings, Kitchen Island, Pantry
Appliances	Dishwasher, Electric Stove, Microwave, Refrigerator, Window Coverings
Heating	Forced Air, Natural Gas
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas, Living Room
Has Basement	Yes
Basement	Finished, Full

## Exterior

Exterior Features	BBQ gas line, Fire Pit
Lot Description	Back Yard, Front Yard, Cul-De-Sac
Roof	Asphalt Shingle
Construction	Vinyl Siding
Foundation	Poured Concrete

## Additional Information

Date Listed	May 22nd, 2025
Days on Market	17
Zoning	ND

## Listing Details

Listing Office	Century 21 Masters
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