

## \$329,900 - 5815 West Boundary Road, Barrhead

MLS® #E4463715

**\$329,900**

3 Bedroom, 2.00 Bathroom, 2,048 sqft

Single Family on 0.00 Acres

Barrhead, Barrhead, AB

WEST BOUNDARY ROAD home and property on the edge of Town limits. Sprawling 1 acre estate complete with all the conveniences of Town Water and Septic services. 2048 sq ft Bungalow w/ basement. 3 Current bedrooms along with options for more. Large open kitchen to large open dining to large open den to large open sunken family room. Quality crafted full wall brick fireplace. Main floor entertainment area addition provides access from front yard to back yard & space for games or exceptional entrance. Gorgeously private and mature back yard. Garden plot area, space for large shop, room for R.V parking or many other additional convenient yard options. Double car detached garage to side of home with wood stove for heat. Fantastic atmosphere, location and functional home all wrapped into one package ready and awaiting you.

Built in 1969

### Essential Information

|                |           |
|----------------|-----------|
| MLS® #         | E4463715  |
| Price          | \$329,900 |
| Bedrooms       | 3         |
| Bathrooms      | 2.00      |
| Full Baths     | 2         |
| Square Footage | 2,048     |



|            |                        |
|------------|------------------------|
| Acres      | 0.00                   |
| Year Built | 1969                   |
| Type       | Single Family          |
| Sub-Type   | Detached Single Family |
| Style      | Bungalow               |
| Status     | Active                 |

### Community Information

|             |                         |
|-------------|-------------------------|
| Address     | 5815 West Boundary Road |
| Area        | Barrhead                |
| Subdivision | Barrhead                |
| City        | Barrhead                |
| County      | ALBERTA                 |
| Province    | AB                      |
| Postal Code | T7N 1B9                 |

### Amenities

|           |                                            |
|-----------|--------------------------------------------|
| Amenities | See Remarks                                |
| Parking   | Front Drive Access, Single Garage Detached |

### Interior

|              |                                                                     |
|--------------|---------------------------------------------------------------------|
| Appliances   | Dishwasher-Built-In, Refrigerator, Stove-Electric, Window Coverings |
| Heating      | Forced Air-2, Natural Gas                                           |
| Fireplace    | Yes                                                                 |
| Fireplaces   | Brick Facing                                                        |
| Stories      | 1                                                                   |
| Has Basement | Yes                                                                 |
| Basement     | See Remarks, Finished                                               |

### Exterior

|                   |                                          |
|-------------------|------------------------------------------|
| Exterior          | Wood, Composition, Stucco                |
| Exterior Features | Landscaped, Private Setting, See Remarks |
| Roof              | Asphalt Shingles                         |
| Construction      | Wood, Composition, Stucco                |
| Foundation        | Concrete Perimeter                       |

### Additional Information

|                |                    |
|----------------|--------------------|
| Date Listed    | October 27th, 2025 |
| Days on Market | 12                 |

## Zoning

## Zone 70

DATA IS DEEMED RELIABLE BUT IS NOT GUARANTEED ACCURATE BY THE REALTORS® ASSOCIATION OF EDMONTON. COPYRIGHT 2025 BY THE REALTORS® ASSOCIATION OF EDMONTON. ALL RIGHTS RESERVED. Trademarks are owned or controlled by the Canadian Real Estate Association (CREA) and identify real estate professionals who are members of CREA (REALTOR®, REALTORS®) and/or the quality of services they provide (MLS®, Multiple Listing Service®)

Listing information last updated on November 8th, 2025 at 5:17pm MST