

# \$714,500 - 8 Barrier Mountain Drive, Exshaw

MLS® #A2163693

**\$714,500**

3 Bedroom, 2.00 Bathroom, 930 sqft

Single Family on 0.14 Acres

N/A, Exshaw, Alberta

Brand NEW roof! This charming single-family home is perfect for those seeking a serene mountain lifestyle. Set on a solid concrete foundation, the home offers three bedrooms and two bathrooms, with all 3 bedrooms boasting beautiful hardwood flooring. Newer windows throughout the house, and the partially finished basement provides additional room for recreation or storage potential. The backyard is partially fenced, offering privacy and room for outdoor gatherings. A detached one-car garage, complete with a concrete floor, is perfect for parking or as a workshop. With a new roof this home is sure to give you years of peace of mind. Don't miss this wonderful opportunity to call Exshaw home! \*Some Pictures Virtually Staged\* (id:6289)

Built in 1968

## Essential Information

Listings #	A2163693
Price	\$714,500
Bedrooms	3
Bathrooms	2.00
Square Footage	930
Acres	0.14
Year Built	1968
Type	Single Family
Sub-Type	Freehold
Style	Bi-level



## Community Information

Address	8 Barrier Mountain Drive
Subdivision	N/A
City	Exshaw
Province	Alberta
Postal Code	T0L2C0

## Amenities

Amenities	Schools
Features	Back lane
Parking Spaces	2
Parking	Detached Garage, Gravel, Street
# of Garages	1

## Interior

Appliances	Refrigerator, Range - Electric
Heating	Forced air
Cooling	None
Has Basement	Yes

## Exterior

Exterior	Stucco
Exterior Features	Lawn
Foundation	Poured Concrete

## Listing Details

Listing Office	CENTURY 21 NORDIC REALTY
----------------	--------------------------



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. REALTOR®. Member of CREA and more.

Listing information last updated on October 14th, 2025 at 12:01pm PDT