

# **\$345,000 - 11, 465 Makenny Street, Hinton**

MLS® #A2231305

**\$345,000**

3 Bedroom, 3.00 Bathroom, 1,239 sqft

Residential on 0.06 Acres

Thompson Lake, Hinton, Alberta

Welcome to this move-in-ready condominium in Hinton's desirable Thompson Lake District where you own both the home and the lot. With three fully finished levels, this spacious and thoughtfully updated property offers the perfect blend of comfort, style, and convenience.

Step inside to find a bright and open main floor with large windows and patio doors that fill the space with natural light. The kitchen opens into the dining and living areas, with direct access to a freshly painted back deck overlooking the fenced, landscaped yard—ideal for relaxing or enjoying time outdoors.

You'll appreciate the hardwood flooring, neutral paint throughout, and included appliances—featuring a recently replaced stove and dishwasher. Upstairs, you'll find three generous bedrooms and two full bathrooms, including the spacious primary suite complete with its own en-suite bathroom and walk-in closet.

The fully finished basement offers even more living space with a large family room—perfect for a media room, play area, or home office. An attached garage and asphalt driveway provide ample parking, and the fenced backyard adds privacy and functionality.

With a bright, open layout and tasteful finishes



throughout, this property is perfect for families, professionals, or anyone looking for low-maintenance living with the benefits of home ownership.

Built in 1994

**Essential Information**

MLS® #	A2231305
Price	\$345,000
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,239
Acres	0.06
Year Built	1994
Type	Residential
Sub-Type	Semi Detached
Style	2 Storey, Side by Side
Status	Active

**Community Information**

Address	11, 465 Makenny Street
Subdivision	Thompson Lake
City	Hinton
County	Yellowhead County
Province	Alberta
Postal Code	T7V1H3

**Amenities**

Amenities	Visitor Parking
Parking Spaces	3
Parking	Off Street, Single Garage Attached
# of Garages	1

**Interior**

Interior Features	Storage, Walk-In Closet(s)
Appliances	Dishwasher, Range, Range Hood, Refrigerator, Stove(s), Washer/Dryer,

	Freezer
Heating	Forced Air, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas, Great Room
Has Basement	Yes
Basement	Finished, Full

## Exterior

Exterior Features	Private Entrance, Private Yard
Lot Description	Front Yard, Fruit Trees/Shrub(s), Landscaped, Rectangular Lot
Roof	Asphalt Shingle
Construction	Mixed, Stucco
Foundation	Wood

## Additional Information

Date Listed	June 15th, 2025
Days on Market	1
Zoning	R-M2

## Listing Details

Listing Office	CENTURY 21 TWIN REALTY
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