

**341, Ellen Park Way**  
**Crossfield, Alberta**

**MLS # A2295058**



**\$487,000**

<b>Division:</b>	NONE		
<b>Type:</b>	Residential/House		
<b>Style:</b>	2 Storey		
<b>Size:</b>	1,333 sq.ft.	<b>Age:</b>	2025 (1 yrs old)
<b>Beds:</b>	3	<b>Baths:</b>	2 full / 1 half
<b>Garage:</b>	Parking Pad		
<b>Lot Size:</b>	0.08 Acre		
<b>Lot Feat:</b>	Back Lane, Corner Lot		

<b>Heating:</b>	Central, Natural Gas	<b>Water:</b>	-
<b>Floors:</b>	Carpet, Vinyl Plank	<b>Sewer:</b>	-
<b>Roof:</b>	Asphalt Shingle	<b>Condo Fee:</b>	-
<b>Basement:</b>	Full	<b>LLD:</b>	-
<b>Exterior:</b>	Vinyl Siding	<b>Zoning:</b>	R-1C
<b>Foundation:</b>	Poured Concrete	<b>Utilities:</b>	-
<b>Features:</b>	Quartz Counters, Separate Entrance		

**Inclusions:** N/A

Welcome to 341 Ellen Park, Crossfield &mdash; a McKee Homes build that checks every box. Corner lots don't come up often, and neither do homes this well thought out. Set in the heart of Crossfield's growing community, this 1,316 sq ft two-storey offers the kind of layout that just works. The main floor flows the way people actually live: an open-concept living and kitchen area filled with natural light, plus main floor laundry tucked in where it belongs &mdash; no trips up and down stairs on wash day. Upstairs, three generously sized bedrooms give everyone their own space, anchored by a comfortable primary suite. Two full bathrooms mean no morning lineups. The corner lot is the real kicker with more light. Side yard privacy you won't find mid-block. Solid curb appeal and a rear concrete parking pad that's already prepped for a future garage whenever you're ready. McKee Homes builds to last &mdash; quality craftsmanship, smart layouts, and a reputation that precedes them. And the location speaks for itself: minutes from Airdrie, a quick shot to Calgary, all the small-town feel without sacrificing convenience. Book your showing today. "If you are a qualified First-Time Buyer, you will be eligible for a reduction of the GST portion of this List Price"