

# \$277,900 - 1030 15 Avenue, Wainwright

MLS® #A2224683

**\$277,900**

4 Bedroom, 2.00 Bathroom, 1,151 sqft

Residential on 0.24 Acres

NONE, Wainwright, Alberta

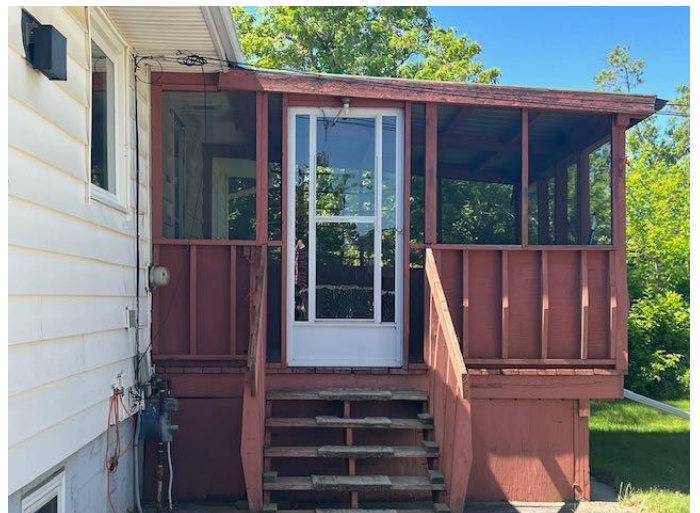
PRICE REDUCED on this bright and inviting 1151 sq ft bungalow, ideally situated on a spacious 75x140 ft partially fenced lot in Wainwright. Facing south, this charming home is filled with natural light and offers a functional layout perfect for comfortable living and entertaining. Step inside to discover a large, open-concept kitchen that flows seamlessly into the living room, ideal for family gatherings or hosting friends. The home features a mix of hardwood, laminate, and lino flooring, offering both durability and style. Updated windows throughout the home enhance energy efficiency while keeping the interior bright and airy. Recent upgrades include a new hot water tank and a furnace that has been recently inspected and is in good working condition, providing peace of mind for the next homeowner. Enjoy your morning coffee or evening wind-down in the enclosed screened porch, a perfect spot to enjoy the seasons without the bugs. The paved driveway leads to an insulated and heated two-car garage, offering plenty of room for vehicles, storage, or hobbies. This well-maintained home is move-in ready and full of potential, don't miss your opportunity to own a fantastic property in a great Wainwright location!

Built in 1962

## Essential Information

MLS® #

A2224683



|                |             |
|----------------|-------------|
| Price          | \$277,900   |
| Bedrooms       | 4           |
| Bathrooms      | 2.00        |
| Full Baths     | 2           |
| Square Footage | 1,151       |
| Acres          | 0.24        |
| Year Built     | 1962        |
| Type           | Residential |
| Sub-Type       | Detached    |
| Style          | Bungalow    |
| Status         | Active      |

### Community Information

|             |                            |
|-------------|----------------------------|
| Address     | 1030 15 Avenue             |
| Subdivision | NONE                       |
| City        | Wainwright                 |
| County      | Wainwright No. 61, M.D. of |
| Province    | Alberta                    |
| Postal Code | T9W 1J8                    |

### Amenities

|                |                                                                                                                                 |
|----------------|---------------------------------------------------------------------------------------------------------------------------------|
| Parking Spaces | 8                                                                                                                               |
| Parking        | Asphalt, Double Garage Detached, Additional Parking, Driveway, Garage Door Opener, Garage Faces Front, Heated Garage, Insulated |
| # of Garages   | 2                                                                                                                               |

### Interior

|                   |                                                                                                        |
|-------------------|--------------------------------------------------------------------------------------------------------|
| Interior Features | No Smoking Home, Open Floorplan                                                                        |
| Appliances        | Dishwasher, Dryer, Electric Stove, Microwave Hood Fan, Refrigerator, Washer, Window Coverings, Freezer |
| Heating           | Forced Air, Natural Gas                                                                                |
| Cooling           | None                                                                                                   |
| Has Basement      | Yes                                                                                                    |
| Basement          | Finished, Full                                                                                         |

### Exterior

|                   |                                                                    |
|-------------------|--------------------------------------------------------------------|
| Exterior Features | Private Yard, Storage, Rain Barrel/Cistern(s), Rain Gutters        |
| Lot Description   | Back Yard, Front Yard, Many Trees, On Golf Course, Rectangular Lot |
| Roof              | Asphalt Shingle                                                    |

|              |                          |
|--------------|--------------------------|
| Construction | Vinyl Siding, Wood Frame |
| Foundation   | Poured Concrete          |

**Additional Information**

|                |                |
|----------------|----------------|
| Date Listed    | May 26th, 2025 |
| Days on Market | 138            |
| Zoning         | R2             |

**Listing Details**

|                |                                |
|----------------|--------------------------------|
| Listing Office | COLDWELLBANKER HOMETOWN REALTY |
|----------------|--------------------------------|

Data is supplied by Pillar 9â„¢ MLS® System. Pillar 9â„¢ is the owner of the copyright in its MLS® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. 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. Used under license.