

\$222,500 - 409 Main Street, Trochu

MLS® #A2237453

\$222,500

2 Bedroom, 2.00 Bathroom, 1,172 sqft

Residential on 0.15 Acres

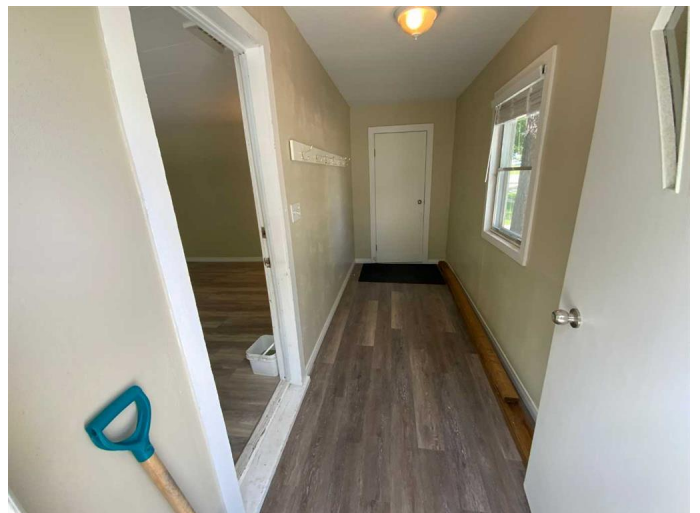
NONE, Trochu, Alberta

Move in Ready! VERY AFFORDABLE LIVING IN THIS 1.5 STOREY CHARACTER HOME IN THE HEART OF TROCHU C/W SINGLE ATTACHED GARAGE AND STORAGE SHED, ON A FULLY LANDSCAPED YARD WITH FRONT AND Drive Through Driveway. OVER 1200 SQ. FT. OF LIVING WITH FIREPLACE AND MAIN FLOOR LAUNDRY, 2 BEDROOMS PLUS DEN UPSTAIRS. This Property has seen extensive renovations and upgrades. Including a BRAND NEW KITCHEN, New Metal Roofing, Paint & Flooring Throughout. New Garage Door. New 4 pc Bathroom on the main floor. New counters, Upstairs Primary Has New ensuite area Toilet. As Well as New rear Exterior Door and SEVEN BRAND NEW APPLIANCES!!! Laundry Area has a new Cabinets and Large sink. Brand new Hot Water Tank and sump in Basement area.

Built in 1945

Essential Information

| | |
|----------------|-----------|
| MLS® # | A2237453 |
| Price | \$222,500 |
| Bedrooms | 2 |
| Bathrooms | 2.00 |
| Full Baths | 1 |
| Half Baths | 1 |
| Square Footage | 1,172 |
| Acres | 0.15 |



| | |
|------------|-------------------|
| Year Built | 1945 |
| Type | Residential |
| Sub-Type | Detached |
| Style | 1 and Half Storey |
| Status | Active |

Community Information

| | |
|-------------|-----------------|
| Address | 409 Main Street |
| Subdivision | NONE |
| City | Trochu |
| County | Kneehill County |
| Province | Alberta |
| Postal Code | T0M 2C0 |

Amenities

| | |
|----------------|---|
| Parking Spaces | 6 |
| Parking | Concrete Driveway, Front Drive, Garage Door Opener, Rear Drive, Single Garage Attached, Insulated |
| # of Garages | 1 |

Interior

| | |
|-------------------|--|
| Interior Features | Sump Pump(s) |
| Appliances | Dishwasher, Dryer, Electric Range, Freezer, Garage Control(s), Microwave, Range Hood, Refrigerator, Washer/Dryer |
| Heating | Forced Air, Natural Gas |
| Cooling | None |
| Fireplace | Yes |
| # of Fireplaces | 1 |
| Fireplaces | Brick Facing, Living Room, Wood Burning, Decorative, Raised Hearth, Marble |
| Has Basement | Yes |
| Basement | Partial, Unfinished |

Exterior

| | |
|-------------------|--|
| Exterior Features | Garden, Storage |
| Lot Description | Back Lane, Back Yard, City Lot, Few Trees, Front Yard, Gentle Sloping, Rectangular Lot |
| Roof | Asphalt Shingle |
| Construction | Mixed |

Foundation Combination

Additional Information

Date Listed July 4th, 2025
Days on Market 4
Zoning R-2

Listing Details

Listing Office 2 Percent Realty Advantage

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