

# \$149,000 - 306 3 Street W, Foremost

MLS® #A2245723

**\$149,000**

3 Bedroom, 1.00 Bathroom, 1,057 sqft

Residential on 0.14 Acres

NONE, Foremost, Alberta

Charming and affordable starter home for sale in the Village of Foremost! This 1057 sq. ft. 1 1/2 storey home is full of character and offers all the essentials for comfortable living. Build in 1942, this well-maintained home features 3 bedrooms, four piece bathroom and convenient main floor laundry. Recent updates include flooring, modern appliances and a roof that is less than 10 years old. The main floor bedroom includes built-in storage and has direct access to the bathroom via a handy cheater door, creating a semi-ensuite feel. The layout is practical and welcoming, with plenty of natural light and cozy living spaces throughout. Outside, you'll find a single car garage, a 10 x 12 shed for additional storage and a good-zied yard, perfect for enjoying small-town living. This home is ideal for first-time home buyers, investors and anyone looking to downsize. Don't miss your chance to own a great home at an affordable price!

Built in 1942

## Essential Information

|                |           |
|----------------|-----------|
| MLS® #         | A2245723  |
| Price          | \$149,000 |
| Bedrooms       | 3         |
| Bathrooms      | 1.00      |
| Full Baths     | 1         |
| Square Footage | 1,057     |
| Acres          | 0.14      |



|            |                   |
|------------|-------------------|
| Year Built | 1942              |
| Type       | Residential       |
| Sub-Type   | Detached          |
| Style      | 1 and Half Storey |
| Status     | Active            |

### Community Information

|             |                             |
|-------------|-----------------------------|
| Address     | 306 3 Street W              |
| Subdivision | NONE                        |
| City        | Foremost                    |
| County      | Forty Mile No. 8, County of |
| Province    | Alberta                     |
| Postal Code | T0K 0X0                     |

### Amenities

|                |                                    |
|----------------|------------------------------------|
| Parking Spaces | 4                                  |
| Parking        | Off Street, Single Garage Detached |
| # of Garages   | 1                                  |

### Interior

|                   |                                            |
|-------------------|--------------------------------------------|
| Interior Features | Built-in Features, Natural Woodwork        |
| Appliances        | Electric Stove, Refrigerator, Washer/Dryer |
| Heating           | Forced Air, Natural Gas                    |
| Cooling           | None                                       |
| Has Basement      | Yes                                        |
| Basement          | Partial, Unfinished                        |

### Exterior

|                   |                                          |
|-------------------|------------------------------------------|
| Exterior Features | Private Yard, Storage                    |
| Lot Description   | Back Lane, Back Yard, Interior Lot, Lawn |
| Roof              | Asphalt Shingle                          |
| Construction      | Concrete, Vinyl Siding, Wood Frame       |
| Foundation        | Other                                    |

### Additional Information

|                |                  |
|----------------|------------------|
| Date Listed    | August 4th, 2025 |
| Days on Market | 69               |
| Zoning         | R                |

### Listing Details

Listing Office

RE/MAX MEDALTA REAL ESTATE

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