

# \$330,000 - 838 4 Avenue, Bassano

MLS® #A2250735

**\$330,000**

3 Bedroom, 1.00 Bathroom, 1,443 sqft  
Residential on 0.30 Acres

NONE, Bassano, Alberta

Price Adjusted To Sell. Recently Upgraded. Inside and Out. Pride of Ownership. Main Floor Living at Best. Quiet cul-de-sac! Spacious 1425 sq ft modular home on a .3 of acre massive lot. Rear Alley. RV Parking. 40' +Foot Motor Home Located at the back of the cul-de-sac with an oversized ( 34' x 26') double detached garage. Quad Garage for 4 vehicles. 220 POWER to park RV beside the Garage. This home has Vaulted Ceilings a good sized living room, electric fireplace. Open kitchen layout with pantry and eating area, 3 bedrooms, a 4-piece main bath, plus the primary bedroom with 4-piece ensuite and walk-in closet. The back mud/laundry room has direct access to the 4 piece bathroom. All Decked out. Front and back. Fully fenced backyard. 220 Power Rough In for Hot Tub and or Air Conditioner. Pet Friendly. QUAD garage, Front Access has an extra-long driveway and RV parking is located at the back of the yard providing plenty of parking. This home is WOW!. East Exposure Deck is 23' x 15'4.. Front Porch West Exposure 11'6x 11'10. Well Maintained. Cul-de-sac

Built in 1999

## Essential Information

|          |           |
|----------|-----------|
| MLS® #   | A2250735  |
| Price    | \$330,000 |
| Bedrooms | 3         |



|                |              |
|----------------|--------------|
| Bathrooms      | 1.00         |
| Full Baths     | 1            |
| Square Footage | 1,443        |
| Acres          | 0.30         |
| Year Built     | 1999         |
| Type           | Residential  |
| Sub-Type       | Detached     |
| Style          | Modular Home |
| Status         | Active       |

### Community Information

|             |                   |
|-------------|-------------------|
| Address     | 838 4 Avenue      |
| Subdivision | NONE              |
| City        | Bassano           |
| County      | Newell, County of |
| Province    | Alberta           |
| Postal Code | T0J 0B0           |

### Amenities

|                |                                                                        |
|----------------|------------------------------------------------------------------------|
| Parking Spaces | 10                                                                     |
| Parking        | Additional Parking, Driveway, Quad or More Detached, RV Access/Parking |
| # of Garages   | 4                                                                      |

### Interior

|                   |                                                           |
|-------------------|-----------------------------------------------------------|
| Interior Features | Beamed Ceilings, High Ceilings                            |
| Appliances        | Dishwasher, Gas Stove, Refrigerator, Washer/Dryer Stacked |
| Heating           | Forced Air, Natural Gas                                   |
| Cooling           | None                                                      |
| Fireplace         | Yes                                                       |
| # of Fireplaces   | 1                                                         |
| Fireplaces        | Electric, Mantle                                          |
| Basement          | None                                                      |

### Exterior

|                   |                                  |
|-------------------|----------------------------------|
| Exterior Features | None                             |
| Lot Description   | Back Lane, Cul-De-Sac, Few Trees |
| Roof              | Asphalt Shingle                  |
| Construction      | Manufactured Floor Joist         |

Foundation                      Piling(s)

**Additional Information**

Date Listed                      August 28th, 2025  
Days on Market                53  
Zoning                              R

**Listing Details**

Listing Office                    RE/MAX Landan Real Estate

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