# \$398,000 - 737 8 Avenue, Wainwright

MLS® #A2199265

## \$398,000

4 Bedroom, 3.00 Bathroom, 1,708 sqft Residential on 0.16 Acres

NONE, Wainwright, Alberta

Situated on the west side of Wainwright between schools & close to the hospital. This 2 storey brick home was built in 1990 and is full of warmth & charm. Starting with the outside the veranda and tyndall stone steps lead you into the large front entry. The entry way leads you effortlessly into the living room featuring a tyndall stone fireplace and maple hardwood floors. Dining room offers garden doors onto an outside balcony, galley kitchen allows natural lighting through the glass brick finish below upper cabinets, granite countertops, 9' coffered ceilings, ½ bath and a back entrance round out the main level. The charm continues as we head to the stairs leading to the 2nd level where you will be greeted by a heritage stained glass window. At the top of the stairs is a reading/work area, three bedrooms, 4pc Jack & Jill bathroom, with a soaker tub and a free standing shower. Basement is fully finished with a family room that offers built-in cabinetry, an additional bedroom plus ¾ bathroom. In-floor heating is offered on all 3 levels of this home.

Built in 1990

## **Essential Information**

MLS® # A2199265 Price \$398,000

Bedrooms 4

Bathrooms 3.00







Full Baths 2
Half Baths 1

Square Footage 1,708
Acres 0.16
Year Built 1990

Type Residential
Sub-Type Detached
Style 2 Storey
Status Active

# **Community Information**

Address 737 8 Avenue

Subdivision NONE

City Wainwright

County Wainwright No. 61, M.D. of

Province Alberta
Postal Code T9W 1B4

### **Amenities**

Parking Spaces 4

Parking Off Street

#### Interior

Interior Features No Smoking Home

Appliances Dishwasher, Dryer, Electric Stove, Range Hood, Refrigerator, Washer,

Window Coverings

Heating In Floor, Hot Water, Natural Gas

Cooling None
Fireplace Yes
# of Fireplaces 1

Fireplaces Living Room, Wood Burning

Has Basement Yes

Basement Finished, Full

#### **Exterior**

Exterior Features Private Yard, Storage

Lot Description Back Lane, Back Yard, Corner Lot, Front Yard, Fruit Trees/Shrub(s),

Landscaped

Roof Cedar Shake

Construction Brick, Wood Frame Foundation Poured Concrete

### **Additional Information**

Date Listed March 4th, 2025

Days on Market 47
Zoning R2

## **Listing Details**

Listing Office COLDWELLBANKER HOMETOWN REALTY

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