

\$239,900 - 304 1 Avenue, Warner

MLS® #A2065347

\$239,900

4 Bedroom, 2.00 Bathroom, 1,106 sqft

Residential on 0.34 Acres

NONE, Warner, Alberta

If you are looking for relaxed living in a small town close to Lethbridge, look no further. This 1100 square foot 4 bed 1 and a half bath bungalow located on a huge lot in the quiet village of Warner is just perfect. Cozy kitchen and living room, 2 bedrooms and main bath upstairs, as well as 2 more bedrooms, family room with an appealing entertainment area and another half bath downstairs. But then you go out to the back yard which makes you feel like you own a private park. Also a detached single car garage and large storage shed with plenty of parking in the driveway.

Built in 1975

Essential Information

MLS® #	A2065347
Price	\$239,900
Sold Price	\$210,000
Bedrooms	4
Bathrooms	2.00
Full Baths	1
Half Baths	1
Square Footage	1,106
Acres	0.34
Year Built	1975
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Sold



Community Information

Address	304 1 Avenue
Subdivision	NONE
City	Warner
County	Warner No. 5, County of
Province	Alberta
Postal Code	T0K 2L0

Amenities

Parking Spaces	3
Parking	Off Street, Single Garage Detached

Interior

Interior Features	Bar, Ceiling Fan(s)
Appliances	Refrigerator, Stove(s), Washer/Dryer
Heating	Forced Air
Cooling	None
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	Private Yard
Lot Description	Back Yard, Landscaped, Treed
Roof	Asphalt Shingle
Construction	Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	July 17th, 2023
Date Sold	March 15th, 2024
Days on Market	242
Zoning	Residential
HOA Fees	0.00

Listing Details

Listing Office	RE/MAX REAL ESTATE - LETHBRIDGE
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