

\$299,500 - 301 1 Avenue, Torrington

MLS® #A2079862

\$299,500

4 Bedroom, 2.00 Bathroom, 1,755 sqft

Residential on 0.21 Acres

NONE, Torrington, Alberta

Welcome to 301 1 Avenue in the charming hamlet of Torrington, Alberta! This spacious home offers a plethora of features that are sure to impress any buyer. Upon entering, you will be greeted by a bright and open floor plan spanning over 1755 sqft. The main level boasts three large bedrooms, huge 4 piece bathroom with jetted tub and a walk through kitchen with lots of cupboard and counter space providing ample space for a growing family. Updates within the last three years include new appliances such as a fridge, microwave, and stove, as well as beautiful laminate flooring, carpet and fresh paint throughout. Downstairs, you will find a spacious basement with a large family room, perfect for movie nights or hosting friends and family. An additional bedroom and a three-piece bathroom provide extra convenience and privacy. You will never run out of hot water with the 2, 45-gallon hot water tanks purchased within the last 3 years. Storage space is not an issue with plenty of space available in the basement, along with two small outside sheds. The fully fenced yard is perfect for children and pets to play, while the huge corner lot offers plenty of outdoor space for entertaining or relaxing around the firepit. With RV parking and back gate access, storing your recreational vehicles has never been easier. Rest easy knowing that the roof has been replaced within the last six years. Don't miss out on this move-in ready gem in Torrington! Contact your favorite Realtor today



to schedule your showing and make this house your new home.

Built in 1974

Essential Information

MLS® #	A2079862
Price	\$299,500
Sold Price	\$299,600
Bedrooms	4
Bathrooms	2.00
Full Baths	2
Square Footage	1,755
Acres	0.21
Year Built	1974
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Sold

Community Information

Address	301 1 Avenue
Subdivision	NONE
City	Torrington
County	Kneehill County
Province	Alberta
Postal Code	T0M2B0

Amenities

Parking Spaces	4
Parking	Off Street, Parking Pad, RV Access/Parking

Interior

Interior Features	Ceiling Fan(s), Crown Molding, Jetted Tub, Open Floorplan, Storage
Appliances	Dishwasher, Dryer, Electric Stove, Microwave Hood Fan, Refrigerator, Washer
Heating	Forced Air, Natural Gas
Cooling	None
Fireplace	Yes

# of Fireplaces	1
Fireplaces	Wood Burning Stove
Has Basement	Yes
Basement	Finished, Walk-Out

Exterior

Exterior Features	Fire Pit
Lot Description	Back Yard, Corner Lot, Landscaped, Level
Roof	Asphalt Shingle
Construction	Vinyl Siding, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	September 11th, 2023
Date Sold	November 14th, 2023
Days on Market	63
Zoning	R1
HOA Fees	0.00

Listing Details

Listing Office	ROYAL LEPAGE WILDROSE REAL ESTATE
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