

\$245,000 - 4, 309 3 Avenue, Irricana

MLS® #A2115054

\$245,000

3 Bedroom, 3.00 Bathroom, 1,226 sqft

Residential on 0.05 Acres

NONE, Irricana, Alberta

Fresh paint and new flooring throughout in this affordable, bright and spacious townhome located in the Town of Irricana, just 20 minutes from Airdrie and 40 minutes from Calgary.

Open plan main level features kitchen with stainless steel appliances, dining room, living room and 2 piece bathroom. Upper level features primary bedroom with 3 piece ensuite bathroom, and 2 other well-sized bedrooms and 4 piece family bathroom. Basement is unspoiled and waiting for for your ideas! Single attached garage has new garage door opener. Home has south facing, fenced backyard.

Built in 1999

Essential Information

MLS® #	A2115054
Price	\$245,000
Sold Price	\$269,500
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,226
Acres	0.05
Year Built	1999
Type	Residential
Sub-Type	Row/Townhouse
Style	2 Storey
Status	Sold



Community Information

Address	4, 309 3 Avenue
Subdivision	NONE
City	Irricana
County	Rocky View County
Province	Alberta
Postal Code	T0M 1B0

Amenities

Amenities	None
Parking Spaces	2
Parking	Single Garage Attached

Interior

Interior Features	Ceiling Fan(s)
Appliances	Dishwasher, Dryer, Electric Stove, Garage Control(s), Microwave, Range Hood, Refrigerator, Washer, Window Coverings
Heating	Forced Air, Natural Gas
Cooling	None
Has Basement	Yes
Basement	Full, Unfinished

Exterior

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

Additional Information

Date Listed	March 14th, 2024
Date Sold	March 26th, 2024
Days on Market	11
Zoning	R
HOA Fees	0.00

Listing Details

Listing Office	CIR Realty
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