

\$356,900 - 2509 6th Avenue, Wainwright

MLS® #A2128843

\$356,900

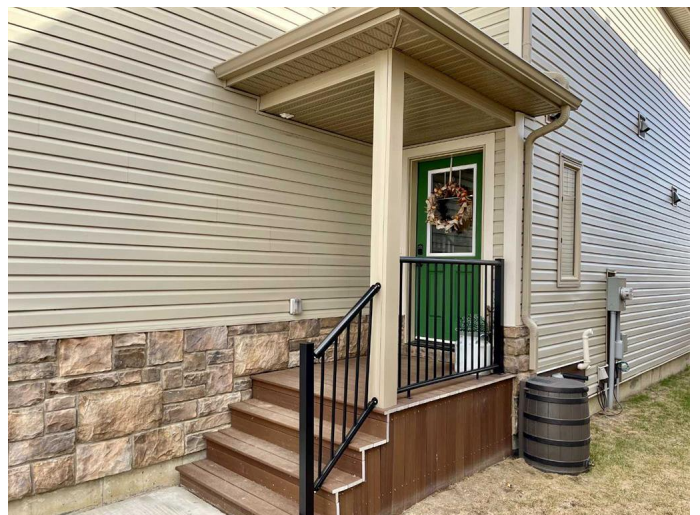
3 Bedroom, 4.00 Bathroom, 1,583 sqft

Residential on 0.08 Acres

Wainwright, Wainwright, Alberta

Don't miss out on this beautiful 2 storey semi-detached duplex and it's location! Featuring an open concept with vinyl plank flooring throughout the main floor, well designed kitchen with ample cabinets, walk in pantry, breakfast bar, stainless steel appliances and garburator. Finishing the main floor is a 2 pc bath, nice sized entrance with closet plus direct access to the attached heated garage through the mud room. Lots of great storage found here. On the 2nd floor you'll love the spacious master bedroom boasting a tray ceiling, big walk-in closet, 4 pc ensuite with a linen closet. There are 2 additional bedrooms with nice views and walk-in closets, 4 pc bath and a separate laundry room for extra storage. Continue on through the home and find the cozy finished basement with a gas fireplace and custom built in shelves as well as a 4 pc bath. This area is a perfect family room, kids play area and/or a great space for the guests to call their own. If you're looking for a great location, this is it. Right across the road from the future Elementary School, close to shopping, walking trails and backs onto a green space with trees. You'll be sure to enjoy the convenience of the heated attached garage, the fenced yard and the concrete drive. That's not all, this home also includes A/C, Central Vacuum and a Transferable New Home Warranty. It won't last long, book your showing today!

Built in 2017



Essential Information

MLS® #	A2128843
Price	\$356,900
Sold Price	\$352,500
Bedrooms	3
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	1,583
Acres	0.08
Year Built	2017
Type	Residential
Sub-Type	Semi Detached
Style	2 Storey, Side by Side
Status	Sold

Community Information

Address	2509 6th Avenue
Subdivision	Wainwright
City	Wainwright
County	Wainwright No. 61, M.D. of
Province	Alberta
Postal Code	T9W 0B9

Amenities

Parking Spaces	3
Parking	Single Garage Attached

Interior

Interior Features	Central Vacuum, No Smoking Home, Sump Pump(s), Tray Ceiling(s)
Appliances	Dishwasher, Electric Stove, Garage Control(s), Garburator, Microwave Hood Fan, Refrigerator, Window Coverings
Heating	Forced Air, Natural Gas
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas
Has Basement	Yes
Basement	Finished, See Remarks

Exterior

Exterior Features	Rain Gutters
Lot Description	Back Yard, Front Yard, Lawn
Roof	Asphalt Shingle
Construction	Wood Frame
Foundation	Poured Concrete



Additional Information

Date Listed	May 3rd, 2024
Date Sold	May 9th, 2024
Days on Market	5
Zoning	R2
HOA Fees	0.00

Listing Details

Listing Office	CENTURY 21 CONNECT REALTY
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