

# **\$272,000 - 808 28 Street, Wainwright**

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MLS® #A2186302

**\$272,000**

3 Bedroom, 3.00 Bathroom, 1,350 sqft

Residential on 0.09 Acres

NONE, Wainwright, Alberta

Discover your serene sanctuary in Wainwright, Alberta! This charming 1/2 duplex, built in 2011, invites you to experience the joys of comfortable living in a serene setting. As the sun rises to greet you each morning, enjoy the tranquility of facing east, a blissful start to your day. Step inside this well-appointed home with central air-conditioning, where thoughtful design meets modern convenience. With three bedrooms and three bathrooms across two levels. No more lugging laundry up and down stairs - the second level laundry is conveniently located near the bedrooms, making chores a breeze. Indulge in the epitome of elegance with quartz countertops and a marble backsplash in the kitchen. Sliding doors beckon you to step onto the two-tier deck, where a gazebo awaits for hosting BBQ gatherings or simply unwind in the privacy of your fenced yard. A shed provides additional storage for your outdoor essentials. Escape to the fully finished basement, where a spacious family room offers endless entertainment possibilities. A large 3/4 bathroom adds convenience and functionality to this lower level retreat. Your vehicle finds shelter in the attached single-car garage, complemented by a paved driveway with additional double concrete pad for added convenience. Conveniently located near shopping centers, restaurants, and parks, this home offers the best of both worlds - urban amenities within reach and the tranquility of suburban living. Don't miss your chance to



call this home in Wainwright yours.

Built in 2011

**Essential Information**

MLS® #	A2186302
Price	\$272,000
Sold Price	\$269,500
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,350
Acres	0.09
Year Built	2011
Type	Residential
Sub-Type	Semi Detached
Style	2 Storey, Side by Side
Status	Sold

**Community Information**

Address	808 28 Street
Subdivision	NONE
City	Wainwright
County	Wainwright No. 61, M.D. of
Province	Alberta
Postal Code	T9W 0A7

**Amenities**

Parking Spaces	5
Parking	Off Street, Parking Pad, Asph/Gravel, Automatic Opener, Garage Faces Front

**Interior**

Interior Features	Open Floorplan, Storage, Walk In Closet, Hardwood Floors
Appliances	Dishwasher, Dryer, Electric Range, Microwave, Hood Control(s), Microwave Hood
Heating	Forced Air, Natural Gas
Cooling	Central Air



Has Basement	Yes
Basement	Finished, Full

### Exterior

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

### Additional Information

Date Listed	January 8th, 2025
Date Sold	January 22nd, 2025
Days on Market	14
Zoning	R2
HOA Fees	0.00

### Listing Details

Listing Office	COLDWELLBANKER HOMETOWN REALTY
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