

# \$317,000 - 437 Main Street, Milk River

MLS® #A2158988

**\$317,000**

4 Bedroom, 3.00 Bathroom, 1,540 sqft

Residential on 0.08 Acres

NONE, Milk River, Alberta

Really nice and well kept home for sale in Milk River! 4 bedrooms and 2 and a half bathrooms in this 3 level split property. Large entrance, beautiful open kitchen with eating area. Main floor laundry off of the kitchen with a 2pce bathroom. Open living room with gas fireplace and large picture window. Oversized master bedroom with walk out to the patio and leads down into the back yard and garage. 2 bedroom upstairs with 3 pce bathroom that has a large jetted corner tub! 2 bedrooms in the lower level with large windows in both rooms. 3pce bathroom with walk in shower. This property has tons of storage space throughout. New hot water tank in 2020 and water softener and filtration system sells with this property. 1 yr old stove and new washer and dryer.

Built in 1983

## Essential Information

|                |           |
|----------------|-----------|
| MLS® #         | A2158988  |
| Price          | \$317,000 |
| Bedrooms       | 4         |
| Bathrooms      | 3.00      |
| Full Baths     | 2         |
| Half Baths     | 1         |
| Square Footage | 1,540     |
| Acres          | 0.08      |
| Year Built     | 1983      |



|          |               |
|----------|---------------|
| Type     | Residential   |
| Sub-Type | Detached      |
| Style    | 3 Level Split |
| Status   | Active        |

### Community Information

|             |                         |
|-------------|-------------------------|
| Address     | 437 Main Street         |
| Subdivision | NONE                    |
| City        | Milk River              |
| County      | Warner No. 5, County of |
| Province    | Alberta                 |
| Postal Code | T0K1M0                  |

### Amenities

|                |   |
|----------------|---|
| Parking Spaces | 2   |
| Parking        | Alley Access, Insulated, Single Garage Detached |
| # of Garages   | 1   |

### Interior

|                   |  |
|-------------------|--|
| Interior Features | High Ceilings, Jetted Tub, Separate Entrance, Storage  |
| Appliances        | Central Air Conditioner, Dishwasher, Electric Oven, Refrigerator, Washer/Dryer, Water Softener, Window Coverings |
| Heating           | Forced Air, Natural Gas  |
| Cooling           | Central Air  |
| Fireplace         | Yes  |
| # of Fireplaces   | 1  |
| Fireplaces        | Gas, Living Room   |
| Has Basement      | Yes  |
| Basement          | Finished, Full   |

### Exterior

|                   |   |
|-------------------|---|
| Exterior Features | None  |
| Lot Description   | Back Lane, Cleared, Corner Lot, Lawn, Low Maintenance Landscape |
| Roof              | Asphalt Shingle   |
| Construction      | Brick, Cement Fiber Board, Wood Frame                           |
| Foundation        | Poured Concrete   |

### Additional Information

|             |                   |
|-------------|-------------------|
| Date Listed | August 19th, 2024 |
|-------------|-------------------|

|                |             |
|----------------|-------------|
| Days on Market | 350         |
| Zoning         | RESIDENTIAL |

### **Listing Details**

|                |                                 |
|----------------|---------------------------------|
| Listing Office | RE/MAX REAL ESTATE - LETHBRIDGE |
|----------------|---------------------------------|

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