

# \$249,000 - 281 1 Street E, Drumheller

MLS® #A2189521

**\$249,000**

2 Bedroom, 2.00 Bathroom, 1,031 sqft

Residential on 0.12 Acres

Downtown, Drumheller, Alberta

Charming Downtown Starter Home: Your Perfect Home Base

Nestled on a serene, tree-lined street, this delightful one-and-a-half story home offers the ideal blend of comfort and convenience for a young couple. Located in the heart of downtown, you'll enjoy the ultimate in lifestyle with walkable access to the community center, pool, and arena.

Step into a meticulously updated living space that blends modern touches with classic charm. Recent renovations include:

- Fresh, contemporary paint throughout
- Completely renovated kitchen with modern finishes
- Fully updated bathroom
- Brand new back deck perfect for weekend entertaining
- Charming front porch ideal for morning coffee or evening relaxation

The fully fenced backyard provides a private outdoor sanctuary for quiet moments or small gatherings. With two bedrooms and two bathrooms, this home maximizes space and functionality for those starting their next chapter together.

Imagine walking to local amenities, enjoying community events, and coming home to a space that's both stylish and welcoming. This isn't just a house—it's your perfect first home waiting to be discovered.



Built in 1940

**Essential Information**

|                |                   |
|----------------|-------------------|
| MLS® #         | A2189521          |
| Price          | \$249,000         |
| Bedrooms       | 2                 |
| Bathrooms      | 2.00              |
| Full Baths     | 2                 |
| Square Footage | 1,031             |
| Acres          | 0.12              |
| Year Built     | 1940              |
| Type           | Residential       |
| Sub-Type       | Detached          |
| Style          | 1 and Half Storey |
| Status         | Active            |

**Community Information**

|             |                |
|-------------|----------------|
| Address     | 281 1 Street E |
| Subdivision | Downtown       |
| City        | Drumheller     |
| County      | Drumheller     |
| Province    | Alberta        |
| Postal Code | T0J 0Y4        |

**Amenities**

|                |            |
|----------------|------------|
| Parking Spaces | 1          |
| Parking        | Off Street |

**Interior**

|                   |   |
|-------------------|---|
| Interior Features | Laminate Counters   |
| Appliances        | Dishwasher, Dryer, Electric Stove, Refrigerator, Washer, Window Coverings |
| Heating           | Forced Air, Natural Gas   |
| Cooling           | None  |
| Has Basement      | Yes   |
| Basement          | Crawl Space, Partial, Unfinished  |

**Exterior**

|                   |                       |
|-------------------|-----------------------|
| Exterior Features | Private Yard, Storage |
|-------------------|-----------------------|

|                 |                 |
|-----------------|-----------------|
| Lot Description | Landscaped      |
| Roof            | Asphalt Shingle |
| Construction    | Wood Siding     |
| Foundation      | Other, Wood     |

### **Additional Information**

|                |                    |
|----------------|--------------------|
| Date Listed    | January 30th, 2025 |
| Days on Market | 158                |
| Zoning         | ND                 |

### **Listing Details**

|                |                    |
|----------------|--------------------|
| Listing Office | Century 21 Masters |
|----------------|--------------------|

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