

# \$423,000 - 1802 10 Avenue, Wainwright

MLS® #A2217530

**\$423,000**

4 Bedroom, 3.00 Bathroom, 1,280 sqft

Residential on 0.21 Acres

Wainwright, Wainwright, Alberta

Welcome to this well-maintained 1994 bi-level home offering space, functionality, and fantastic updatesâ€”perfectly located close to shopping, playgrounds, and scenic walking trails. This 4-bedroom, 3-bathroom home sits on an extra-large corner lot and features a fully fenced yard, ideal for families, pets, or entertaining guests. The walk-out basement (straight to the hot tub!) boasts a cozy wet bar, large family and recreation rooms making it the perfect retreat for gatherings or movie nights. Enjoy cooking and dining on the large back deck complete with a built-in BBQ gas hook-up. Inside, youâ€™ll find hardwood floors, a spacious layout, and an abundance of natural light. The attached 2-car garage is both heated and insulated, offering year-round convenience. Additional highlights include: stucco siding for a classic and low-maintenance exterior, extra parking in the backâ€”perfect for guests, trailers, or RVs, new A/C unit recently installed, new hot water tank on the way, and one sealed window unit in the basement currently pending replacement (damaged by snow blowerâ€”whoops). This home is move-in ready with plenty of room to make it your own. Donâ€™t miss out on this rare combination of size, location, and upgrades - Book your private showing today!

Built in 1994

## Essential Information



MLS® #	A2217530
Price	\$423,000
Bedrooms	4
Bathrooms	3.00
Full Baths	3
Square Footage	1,280
Acres	0.21
Year Built	1994
Type	Residential
Sub-Type	Detached
Style	Bi-Level
Status	Active

### Community Information

Address	1802 10 Avenue
Subdivision	Wainwright
City	Wainwright
County	Wainwright No. 61, M.D. of
Province	Alberta
Postal Code	T9W 1L4

### Amenities

Parking Spaces	5
Parking	Double Garage Attached, Stall
# of Garages	2

### Interior

Interior Features	Ceiling Fan(s), Central Vacuum, Wet Bar
Appliances	Central Air Conditioner, Dishwasher, Dryer, Electric Range, Range Hood, Refrigerator, Washer, Window Coverings
Heating	In Floor, Forced Air
Cooling	Central Air
Has Basement	Yes
Basement	Finished, Full

### Exterior

Exterior Features	BBQ gas line, Private Yard, Storage
Lot Description	Back Yard, Corner Lot, Front Yard, Landscaped
Roof	Asphalt Shingle

Construction	Stucco
Foundation	Wood

**Additional Information**

Date Listed	May 2nd, 2025
Days on Market	1
Zoning	R2

**Listing Details**

Listing Office	COLDWELLBANKER HOMETOWN REALTY
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