

\$222,500 - 409 Main Street, Trochu

MLS® #A2237453

\$222,500

2 Bedroom, 2.00 Bathroom, 1,172 sqft

Residential on 0.15 Acres

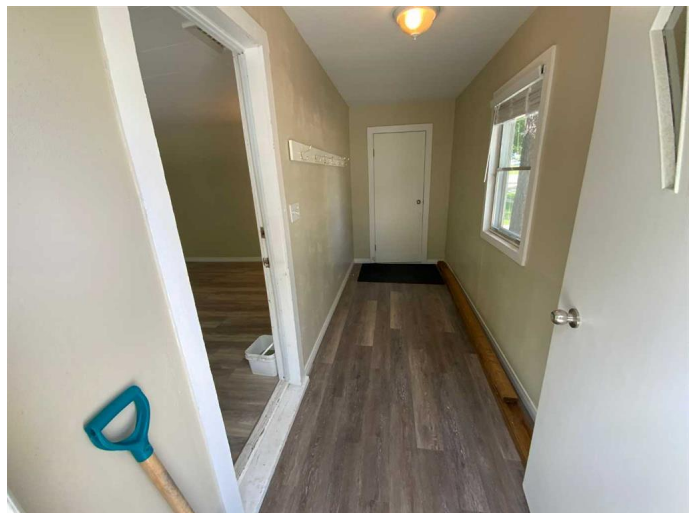
NONE, Trochu, Alberta

Move in Ready! VERY AFFORDABLE LIVING IN THIS 1.5 STOREY CHARACTER HOME IN THE HEART OF TROCHU C/W SINGLE ATTACHED GARAGE AND STORAGE SHED, ON A FULLY LANDSCAPED YARD WITH FRONT AND Drive Through Driveway. OVER 1200 SQ. FT. OF LIVING WITH FIREPLACE AND MAIN FLOOR LAUNDRY, 2 BEDROOMS PLUS DEN UPSTAIRS. This Property has seen extensive renovations and upgrades. Including a BRAND NEW KITCHEN, New Metal Roofing, Paint & Flooring Throughout. New Garage Door. New 4 pc Bathroom on the main floor. New counters, Upstairs Primary Has New ensuite area Toilet. As Well as New rear Exterior Door and SEVEN BRAND NEW APPLIANCES!!! Laundry Area has a new Cabinets and Large sink. Brand new Hot Water Tank and sump in Basement area.

Built in 1945

Essential Information

MLS® #	A2237453
Price	\$222,500
Bedrooms	2
Bathrooms	2.00
Full Baths	1
Half Baths	1
Square Footage	1,172
Acres	0.15



Year Built	1945
Type	Residential
Sub-Type	Detached
Style	1 and Half Storey
Status	Active

Community Information

Address	409 Main Street
Subdivision	NONE
City	Trochu
County	Kneehill County
Province	Alberta
Postal Code	T0M 2C0

Amenities

Parking Spaces	6
Parking	Concrete Driveway, Front Drive, Garage Door Opener, Rear Drive, Single Garage Attached, Insulated
# of Garages	1

Interior

Interior Features	Sump Pump(s)
Appliances	Dishwasher, Dryer, Electric Range, Freezer, Garage Control(s), Microwave, Range Hood, Refrigerator, Washer/Dryer
Heating	Forced Air, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Brick Facing, Living Room, Wood Burning, Decorative, Raised Hearth, Marble
Has Basement	Yes
Basement	Partial, Unfinished

Exterior

Exterior Features	Garden, Storage
Lot Description	Back Lane, Back Yard, City Lot, Few Trees, Front Yard, Gentle Sloping, Rectangular Lot
Roof	Asphalt Shingle
Construction	Mixed

Foundation Combination

Additional Information

Date Listed July 4th, 2025
Days on Market 1
Zoning R-2

Listing Details

Listing Office 2 Percent Realty Advantage

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