

# \$289,900 - 1812 26 Avenue, Delburne

MLS® #A2242620

## \$289,900

5 Bedroom, 3.00 Bathroom, 1,065 sqft

Residential on 0.08 Acres

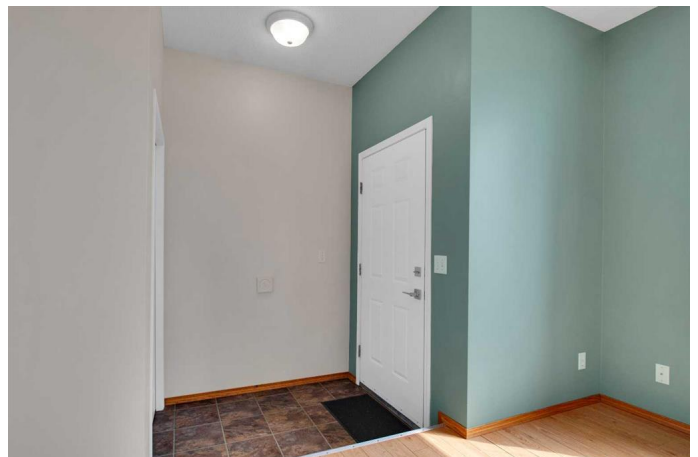
NONE, Delburne, Alberta

Welcome to this immaculate 5 bedroom 2 1/2 bath home. Recently upgraded paint. As you come in from the entry way you are in the large living room / family room, up a step and you see the large dining area with a kitchen nook off to the right with fridge, stove, and dishwasher. Down the hall we find a full 4 piece bathroom, 3 good sized bedrooms and a walk thru closet and 2 piece ensuite in the primary bedroom. Downstairs brings us a laundry area with room for storage, 2 large bedrooms, a full 4 piece bathroom and another family room with storage room. A separate utility / furnace room completes the basement. Large fenced back yard which includes a garden shed. Home is close to a daycare, the school, baseball diamonds, local grocery stores and walk / bike paths in town. Delburne also offers a golf course, Doctor offices and a pharmacy. Get ready to make the move. Buyer to verify size and measurements.

Built in 1994

## Essential Information

MLS® #	A2242620
Price	\$289,900
Bedrooms	5
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,065



Acres	0.08
Year Built	1994
Type	Residential
Sub-Type	Semi Detached
Style	Side by Side, Bi-Level
Status	Active

### **Community Information**

Address	1812 26 Avenue
Subdivision	NONE
City	Delburne
County	Red Deer County
Province	Alberta
Postal Code	T0M 0V0

### **Amenities**

Parking Spaces	2
Parking	Off Street, Parking Pad

### **Interior**

Interior Features	Separate Entrance, Storage, Vinyl Windows, Walk-In Closet(s)
Appliances	Dishwasher, Electric Stove, Refrigerator, Washer/Dryer
Heating	Forced Air
Cooling	None
Has Basement	Yes
Basement	Finished, Full

### **Exterior**

Exterior Features	Private Entrance, Private Yard, Rain Gutters, Storage
Lot Description	Back Lane, Back Yard, Front Yard, Landscaped, Lawn
Roof	Asphalt Shingle
Construction	Stucco, Wood Frame
Foundation	Poured Concrete

### **Additional Information**

Date Listed	July 24th, 2025
Days on Market	2
Zoning	R2

### **Listing Details**

Listing Office

Royal LePage Network Realty Corp.

Data is supplied by Pillar 9â„¢ MLSÂ® System. Pillar 9â„¢ is the owner of the copyright in its MLSÂ® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLSÂ®, Multiple Listing ServiceÂ® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.