

\$389,000 - 157 S 1 Street W, Magrath

MLS® #A2246537

\$389,000

2 Bedroom, 3.00 Bathroom, 1,089 sqft

Residential on 0.76 Acres

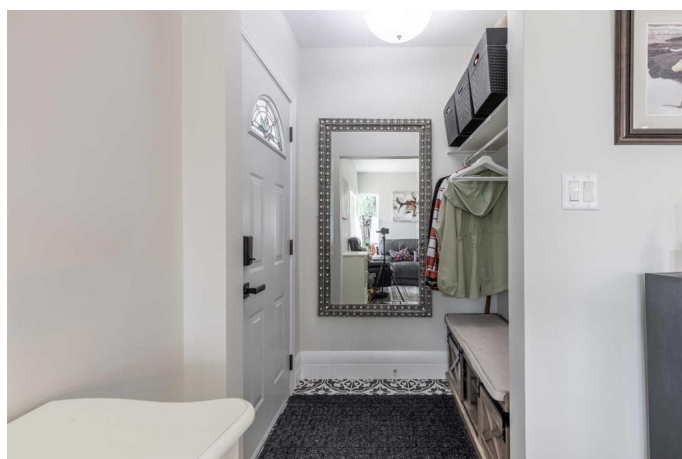
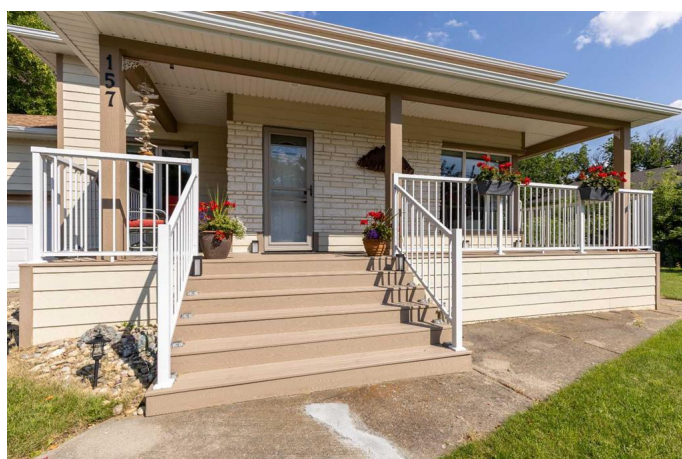
NONE, Magrath, Alberta

The upgrades list on this home is as long as this lot! A complete overhaul was done on this bungalow - including new weeping tile, kitchen, 2 bathrooms, pantry, primary suite, fencing, you name it! The main floor greets you with a HUGE entertaining space with a 12' granite island! All hard wood cabinets, additional bar fridge, stylish walk-in pantry and with a powder room just down the hall. The wrap-around primary suite has a custom tiled shower with built in bench and niche, spacious closet and dual vanities. The basement has another big family room with gas fireplace, additional den/bedroom, storage space, 3 piece bathroom and designated laundry area. The yard is what sells this home - 0.76 of an acre of beautifully landscaped land with irrigation provided seasonally by the Town of Magrath. It's time to move to this peaceful town!

Built in 1947

Essential Information

| | |
|----------------|-----------|
| MLS® # | A2246537 |
| Price | \$389,000 |
| Bedrooms | 2 |
| Bathrooms | 3.00 |
| Full Baths | 2 |
| Half Baths | 1 |
| Square Footage | 1,089 |
| Acres | 0.76 |



| | |
|------------|-------------|
| Year Built | 1947 |
| Type | Residential |
| Sub-Type | Detached |
| Style | Bungalow |
| Status | Active |

Community Information

| | |
|-------------|------------------|
| Address | 157 S 1 Street W |
| Subdivision | NONE |
| City | Magrath |
| County | Cardston County |
| Province | Alberta |
| Postal Code | T0K 1J0 |

Amenities

| | |
|----------------|------------------------|
| Parking Spaces | 2 |
| Parking | Single Garage Attached |
| # of Garages | 1 |

Interior

| | |
|-------------------|---|
| Interior Features | Closet Organizers, Double Vanity, Granite Counters, Kitchen Island, Open Floorplan, Separate Entrance, Storage, Walk-In Closet(s) |
| Appliances | Bar Fridge, Dishwasher, Garage Control(s), Refrigerator, Stove(s), Washer/Dryer |
| Heating | Forced Air |
| Cooling | Central Air |
| Fireplace | Yes |
| # of Fireplaces | 1 |
| Fireplaces | Gas |
| Has Basement | Yes |
| Basement | Finished, Full |

Exterior

| | |
|-------------------|---|
| Exterior Features | Garden, Private Yard |
| Lot Description | Back Yard, Front Yard, Gentle Sloping, Landscaped, Lawn |
| Roof | Asphalt Shingle |
| Construction | Composite Siding, Wood Frame |
| Foundation | Block |

Additional Information

| | |
|----------------|------------------|
| Date Listed | August 8th, 2025 |
| Days on Market | 1 |
| Zoning | Residential |

Listing Details

| | |
|----------------|-------------------------|
| Listing Office | Grassroots Realty Group |
|----------------|-------------------------|

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