

# \$240,000 - 122 3 Avenue N, Vauxhall

MLS® #A2255668

## \$240,000

4 Bedroom, 1.00 Bathroom, 786 sqft

Residential on 0.14 Acres

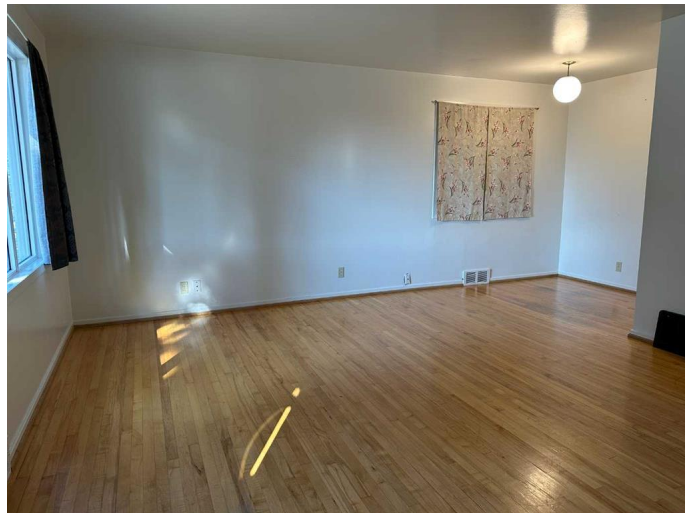
NONE, Vauxhall, Alberta

This 4 bedroom, 1 bathroom is located in the heart of Vauxhall, which offers small town living. From groceries and restaurants to banks, an outdoor pool and K-12 school, all just a short drive to Taber or Brooks. Tucked away on 3rd ave in a mature treed yard, you'll find hardwood floors, pvc windows, 2 bedrooms on the main floor complete with a dining space and kitchen next to the large living room. The lower level is finished with 2 more bedrooms, a storage space and large laundry/utility area. Over time the furnace, shingles and water tank have been replaced for your peace of mind. Growing a garden and still having space for kids things is possible in the large fenced yard that also has a single garage. Check it out for yourself and did we mention...it's move in ready! Plan to visit.

Built in 1952

## Essential Information

MLS® #	A2255668
Price	\$240,000
Bedrooms	4
Bathrooms	1.00
Full Baths	1
Square Footage	786
Acres	0.14
Year Built	1952
Type	Residential



Sub-Type	Detached
Style	Bungalow
Status	Active

### Community Information

Address	122 3 Avenue N
Subdivision	NONE
City	Vauxhall
County	Taber, M.D. of
Province	Alberta
Postal Code	T0K 2K0

### Amenities

Parking Spaces	4
Parking	Single Garage Detached
# of Garages	1

### Interior

Interior Features	See Remarks
Appliances	See Remarks
Heating	Forced Air
Cooling	None
Has Basement	Yes
Basement	Finished, Full

### Exterior

Exterior Features	Other
Lot Description	See Remarks
Roof	Asphalt Shingle
Construction	Vinyl Siding
Foundation	Poured Concrete

### Additional Information

Date Listed	September 10th, 2025
Days on Market	1
Zoning	R

### Listing Details

Listing Office	RE/MAX REAL ESTATE - LETHBRIDGE (TABER)
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