



**1105 19 Street
Wainwright, Alberta**

MLS # A2308361



\$369,000

Division:	NONE		
Type:	Residential/House		
Style:	Bungalow		
Size:	1,055 sq.ft.	Age:	2002 (24 yrs old)
Beds:	4	Baths:	2
Garage:	Double Garage Detached, Parking Pad		
Lot Size:	0.16 Acre		
Lot Feat:	Back Yard, Front Yard, Garden, Interior Lot		

Heating:	Central, Forced Air	Water:	-
Floors:	Carpet, Linoleum, Wood	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full	LLD:	-
Exterior:	Wood Frame	Zoning:	R1
Foundation:	Wood	Utilities:	-
Features:	Closet Organizers, Kitchen Island, Open Floorplan, Storage, Vinyl Windows, Walk-In Closet(s)		

Inclusions: TV WALL MOUNT

Welcome to this beautifully maintained family home, offering style, comfort, and functionality throughout! From the moment you step inside, you'll appreciate the rich dark hardwood flooring and vaulted ceilings that enhance the bright and inviting living room and kitchen areas. The main floor features three spacious bedrooms, with hardwood flooring extending through the hallway, while the kitchen and 4-piece bathroom showcase durable ceramic tile finishes. Central air conditioning ensures year-round comfort during the warm summer months. The fully finished basement provides exceptional additional living space, including a generous family room, laundry/storage area, and an oversized bedroom that could easily serve as a private primary retreat - highlighted by elegant French doors, a large walk-in closet, and a spacious 5-piece ensuite with dual sinks. Outside, enjoy the fully landscaped and fenced backyard complete with stamped concrete walkways, a deck for entertaining, and a 24x24 detached garage with an expansive concrete driveway. This well-kept property is the perfect place to call home for a growing family!