



GRASSROOTS
REALTY GROUP

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1026 18 Avenue
Wainwright, Alberta

MLS # A2332069



\$374,900

Division:	Wainwright		
Type:	Residential/House		
Style:	Bungalow		
Size:	1,151 sq.ft.	Age:	1980 (46 yrs old)
Beds:	4	Baths:	1 full / 1 half
Garage:	Double Garage Detached, Off Street		
Lot Size:	0.17 Acre		
Lot Feat:	Back Lane, Back Yard, Front Yard, Interior Lot, Landscaped, Lawn, No Neigh		

Heating:	Forced Air	Water:	-
Floors:	Carpet, Concrete, Vinyl Plank	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full	LLD:	-
Exterior:	Stone, Vinyl Siding, Wood Frame	Zoning:	R2
Foundation:	Preserved Wood	Utilities:	-
Features:	Ceiling Fan(s), Laminate Counters, Storage, Vinyl Windows		

Inclusions: N/A

Move right into this beautifully updated 4-bedroom bungalow that's ready for your family to enjoy! You'll appreciate the extensive upgrades throughout, including luxury vinyl plank flooring on the main level, a stylishly renovated main bathroom, new basement carpet, updated windows, siding, and shingles. The spacious basement family room offers endless possibilities with plenty of space for a home theatre, kids' play area, games room, or all three! Step outside to your own private backyard featuring an impressive 16' x 30' covered deck with low-maintenance composite decking—perfect for entertaining or relaxing. The 24' x 26' detached garage boasts 12' walls and two 10' x 10' overhead doors, making it ideal for vehicles, toys, or a workshop. Best of all, you'll enjoy the privacy of having no neighbours behind. This move-in ready home checks all the boxes!