

# \$549,900 - 1810 & 1812 26 Ave, Delburne

MLS® #A2224052

**\$549,900**

0 Bedroom, 0.00 Bathroom, 2,167 sqft

Multi-Family on 0.16 Acres

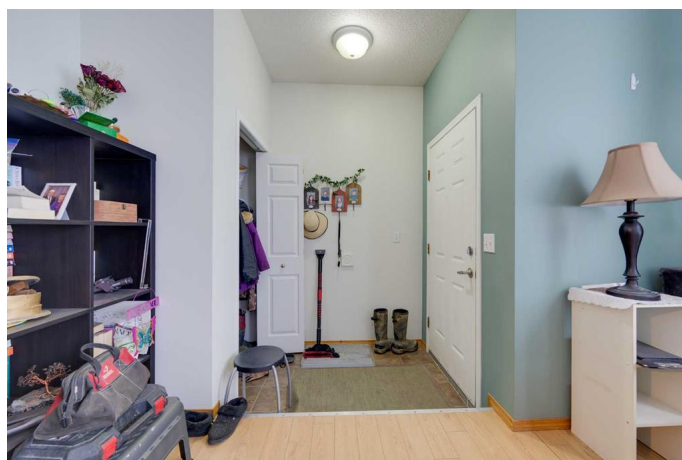
NONE, Delburne, Alberta

Here is your chance to own a modern fully rented full duplex in the Village of Delburne. With limited supply of rental homes, this type of property always has a waiting list to sign a lease. Built in 1994 this Bungalow style Duplex is under one property Title. You could buy as a first time home owner and rent out the other side to make your payments. Unit 1810 is 1104 sq ft and includes 4 bedrooms and 2.5 baths. Basement is fully developed. Unit 1812 is 1063 sq ft includes 5 bedrooms and 2.5 baths. This duplex is in a great location, close to the school, shopping, Arena, Ball Diamonds and other amenities. Each side is fully fenced, includes a garden shed on each unit, and has high speed fiber optics installed. High demand for rentals in Delburne.

Built in 1994

## Essential Information

MLS® #	A2224052
Price	\$549,900
Bathrooms	0.00
Square Footage	2,167
Acres	0.16
Year Built	1994
Type	Multi-Family
Sub-Type	Duplex
Style	Side by Side
Status	Active



## Community Information

Address	1810 & 1812 26 Ave
Subdivision	NONE
City	Delburne
County	Red Deer County
Province	Alberta
Postal Code	T0M 0V0

## Amenities

Parking Spaces	4
Parking	Off Street

## Interior

Appliances	Dishwasher, Refrigerator, Stove(s), Washer/Dryer
Heating	Forced Air, Natural Gas
Cooling	None

## Additional Information

Date Listed	May 23rd, 2025
Days on Market	30
Zoning	R2

## Listing Details

Listing Office	Royal LePage Network Realty Corp.
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