

# \$349,900 - 838 8 Avenue, Wainwright

MLS® #A2229365

## \$349,900

5 Bedroom, 3.00 Bathroom, 1,182 sqft

Residential on 0.16 Acres

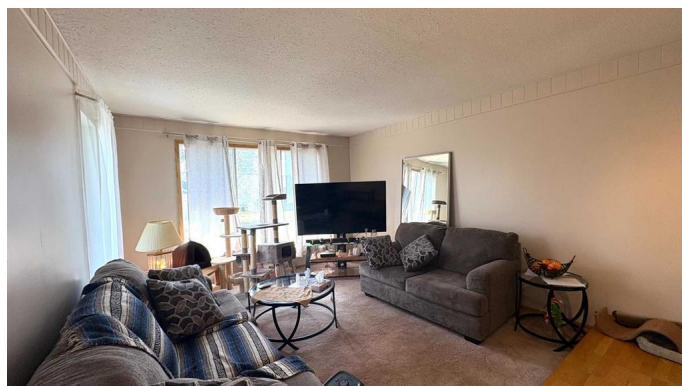
Wainwright, Wainwright, Alberta

Located close to schools and downtown, this property featuring 5-bedrooms c/w with a basement kitchen area and double attached garage could be the perfect find for the growing family! The main floor living room and kitchen are spacious with kitchen/deck access. The primary bedroom is generous with a 3 pc. ensuite and there are 2 additional main floor bedrooms plus 4 pc. main bath with a walk-in tub. Downstairs is home to a handy extra kitchen space & living room area, 2 additional bedrooms, additional 3 pc. bath, storage room, laundry area and utility room. Note - Heating is a handy combination of in-floor radiant heat and forced air. For ease of mind. . .The hot water tank and furnace are new (July 2024); shingles and main floor windows have recently been replaced, and you'll certainly enjoy cooler summer temps with the Central Air conditioning. Step outside the kitchen patio doors to a spacious summer deck area and a fenced yard for Rover. Don't let this opportunity slip away....call your favourite realtor today for your personal tour!

Built in 1987

## Essential Information

MLS® #	A2229365
Price	\$349,900
Bedrooms	5
Bathrooms	3.00



Full Baths	3
Square Footage	1,182
Acres	0.16
Year Built	1987
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Active

### Community Information

Address	838 8 Avenue
Subdivision	Wainwright
City	Wainwright
County	Wainwright No. 61, M.D. of
Province	Alberta
Postal Code	T9W 1C9

### Amenities

Parking Spaces	4
Parking	Double Garage Attached
# of Garages	2

### Interior

Interior Features	Ceiling Fan(s), Storage, Sump Pump(s)
Appliances	Dishwasher, Electric Stove, Range Hood, Refrigerator, Washer/Dryer, Window Coverings, See Remarks
Heating	In Floor, Forced Air, Natural Gas, Boiler
Cooling	Central Air
Has Basement	Yes
Basement	Finished, Full

### Exterior

Exterior Features	Storage
Lot Description	Back Lane, Back Yard, Front Yard, Landscaped, Lawn
Roof	Asphalt Shingle
Construction	Vinyl Siding, Wood Frame
Foundation	Poured Concrete

### Additional Information

Date Listed	July 16th, 2025
Days on Market	3
Zoning	R2

### **Listing Details**

Listing Office	ROYAL LEPAGE WRIGHT CHOICE REALTY
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