

338 15 Street  
Wainwright, Alberta

MLS # A2159809



## \$348,000

<b>Division:</b>	NONE		
<b>Type:</b>	Residential/House		
<b>Style:</b>	Bungalow		
<b>Size:</b>	1,319 sq.ft.	<b>Age:</b>	1978 (46 yrs old)
<b>Beds:</b>	5	<b>Baths:</b>	2
<b>Garage:</b>	Double Garage Detached, RV Access/Parking		
<b>Lot Size:</b>	0.19 Acre		
<b>Lot Feat:</b>	Back Yard, Corner Lot, Front Yard		

<b>Heating:</b>	Forced Air, Natural Gas
<b>Floors:</b>	Carpet, Laminate, Linoleum
<b>Roof:</b>	Asphalt Shingle
<b>Basement:</b>	Finished, Full
<b>Exterior:</b>	Vinyl Siding
<b>Foundation:</b>	Poured Concrete
<b>Features:</b>	Ceiling Fan(s), Sump Pump(s)

<b>Water:</b>	-
<b>Sewer:</b>	-
<b>Condo Fee:</b>	-
<b>LLD:</b>	-
<b>Zoning:</b>	R2
<b>Utilities:</b>	-

**Inclusions:** N/A

Introducing 338-15th Street in Wainwright, where the updates are plenty, the yard is private and the location is great! This 1319 sq.ft. home packs all of the punch featuring 5 bedrooms, 2 bathrooms, a gorgeous family room with a bright bay window, grand entryway, epic kitchen with counter space galore as well as an additional, spacious family/recreation area downstairs. As if the house isn't enough, the living/dining space has been extended just outside the back door with a built-in deck area for BBQ's and entertaining. The backyard is flanked by a warm, wooden 8' fence that creates ultimate privacy and contains all of the awesome this backyard has to offer. It boasts a 24x24 two-car garage, 10x12 matching shed, firepit area and gravel RV/Boat parking zone. Recent updates on the home include siding, soffit, fascia, shingles, front door and railing, decking, paint, trim, flooring, light fixtures, receptacles, bathroom finishes and fixtures, kitchen sink and faucet, hot water tank...AIR CONDITIONING! In the garage: a new door, two new overhead doors and new windows, as well as insulated and finished walls. This spacious, recently renovated gem of a home thoughtfully placed on a large corner lot located near the Blessed Sacrament School, playgrounds and Nazarene Church is a property you don't want to miss out on!