

# \$344,900 - 718 25 Street, Wainwright

MLS® #A2204802

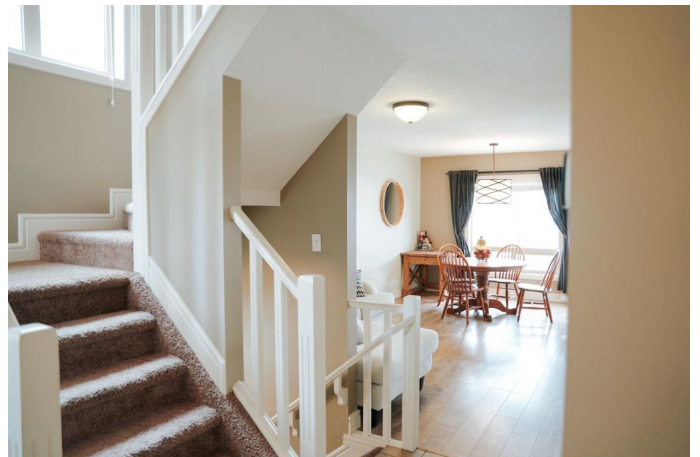
**\$344,900**

3 Bedroom, 3.00 Bathroom, 1,449 sqft

Residential on 0.09 Acres

Wainwright, Wainwright, Alberta

This beautifully styled home features a modern galley style kitchen with a portable island and a spacious walk-through pantry offering ample shelving for storage. The generous entryway provides seamless access to the attached, heated garage, ensuring comfort and convenience. Upstairs, you'll discover an expansive primary bedroom, enhanced by a tray ceiling and plenty of space to accommodate a king-sized bed. The room also boasts a large walk-through closet with an extensive organizer, leading to a luxurious 5-piece ensuite with a soaker tub—perfect for relaxing after a long day. Additionally, the upper level offers two well-sized bedrooms, a conveniently located second-floor laundry, and a cozy nook/sitting area that adds charm and functionality to the space. The fully developed basement is an entertainer's dream, featuring a large family room complete with the wiring for an audio-video projector and surround sound, hidden theatre screen, and a cozy gas fireplace. There is also the convenience of a full bath and under stair storage. Outside, you'll find an oversized deck, perfect for weekend gatherings, along with a fenced yard, a storage shed, and a concrete driveway. This home also comes equipped with central air conditioning, central vacuum, and a water softener, ensuring year-round comfort and convenience. Located near shopping, walking trails, the Rotary All-Seasons Park, and with the added benefit of a new K-6 school currently under construction directly across the



street, this home offers an ideal location for growing families. Be sure to check out the virtual tour and book a viewing of this great home in a great location today!

Built in 2015

### Essential Information

MLS® #	A2204802
Price	\$344,900
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,449
Acres	0.09
Year Built	2015
Type	Residential
Sub-Type	Semi Detached
Style	2 Storey, Side by Side
Status	Active

### Community Information

Address	718 25 Street
Subdivision	Wainwright
City	Wainwright
County	Wainwright No. 61, M.D. of
Province	Alberta
Postal Code	T9W 0B7

### Amenities

Parking Spaces	3
Parking	Single Garage Attached
# of Garages	1

### Interior

Interior Features	Central Vacuum, Closet Organizers, Double Vanity, Pantry, Recessed Lighting, Walk-In Closet(s)
Appliances	Central Air Conditioner, Dishwasher, Dryer, Electric Stove, Garage

	Control(s), Microwave Hood Fan, Refrigerator, Washer, Window Coverings
Heating	Forced Air
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas, Basement
Has Basement	Yes
Basement	Finished, Full

## Exterior

Exterior Features	Private Yard
Lot Description	Back Yard, Front Yard, Lawn, Rectangular Lot, Street Lighting
Roof	Asphalt Shingle
Construction	Vinyl Siding
Foundation	Poured Concrete

## Additional Information

Date Listed	March 22nd, 2025
Days on Market	33
Zoning	R2

## Listing Details

Listing Office	RE/MAX BAUGHAN REALTY LTD.
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