\$349,900 - 2302 19th Street, Delburne

MLS® #A2206610

\$349,900

4 Bedroom, 2.00 Bathroom, 1,244 sqft Residential on 0.48 Acres

NONE, Delburne, Alberta

Welcome to this beautiful character home with large double lot, bordered with trees and fence for privacy. A 20x20 detached garage/workshop along with garden shed, greenhouse and huge yard that rolls down into a treed fenced valley. Going inside you are welcomed into an entry/boot room with plenty of storage cupboards and shelves. Up few stairs into the galley style kitchen, cupboards, large window over sink brings lots of light, with room for table and chairs. Through the kitchen into the formal dining room and follow into a large living room. Carpet on the floor but underneath shows hardwood. Main floor has 2 good sized bedrooms, and a 4 piece bath and storage closets. Upper level has a large bedroom with a 2 piece bathroom, and an extra large walk in closet. Downstairs to the bottom level you will find 2 good sized bedrooms, storage areas, and a new furnace, hot water tank, water softener and charcoal filter system. Off the dining room is a large deck with stairs to exit to the hot tub. Plenty of off street parking and RV parking. The home has high speed internet installed. Come see Delburne, a friendly community with a K-12 school, hockey and curling center, golf course, walking trails, medical center with drugstore, gas station, restaurants and grocery stores. Recent upgrades are furnace, HW tank, Water Softener/Filtration. Some new windows, new entry door, new patio doors, recent 200 amp power upgrade, and a 30 Amp RV plug at garage.







Essential Information

MLS® # A2206610 Price \$349,900

Bedrooms 4

Bathrooms 2.00

Full Baths 1

Half Baths 1

Square Footage 1,244
Acres 0.48
Year Built 1940

Type Residential Sub-Type Detached

Style 1 and Half Storey

Status Active

Community Information

Address 2302 19th Street

Subdivision NONE

City Delburne

County Red Deer County

Province Alberta
Postal Code T0M 0V0

Amenities

Parking Spaces 4

Parking Off Street, Parking Pad, RV Access/Parking, Single Garage Detached

of Garages 1

Interior

Interior Features Built-in Features, Laminate Counters, Open Floorplan, Vinyl Windows,

Wood Windows

Appliances Dishwasher, Electric Oven, Refrigerator, Washer/Dryer, Water Softener,

Window Coverings

Heating Forced Air, Natural Gas

Cooling None
Has Basement Yes

Basement Full, Partially Finished

Exterior

Exterior Features Private Yard, Rain Gutters, Storage

Lot Description Few Trees, Garden, Landscaped, Lawn, Sloped

Roof Asphalt Shingle

Construction Concrete, Wood Frame, Wood Siding

Foundation Poured Concrete

Additional Information

Date Listed March 29th, 2025

Days on Market 26

Zoning R1

Listing Details

Listing Office Royal Lepage Network Realty Corp.

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