

\$345,000 - 404 16 Street, Fort Macleod

MLS® #A2188647

\$345,000

3 Bedroom, 2.00 Bathroom, 827 sqft

Residential on 0.15 Acres

NONE, Fort Macleod, Alberta

Welcome home to this 3 bedroom, 2 bathroom bi-level home, located on a spacious corner lot with plenty of off-street parking, as well as a carport and detached garage. Close proximity to all

schools and a short walk to the shops on Main Street.

The house features a finished basement with large windows, providing an abundance of sunlight in every room. There are 2 bedrooms upstairs and 1 down, with ample space to create

a fourth bedroom if desired.

The large, south-facing back yard features perimeter fencing for privacy, with a large concrete

patio for entertaining with plenty of room for a garden.

The secure detached garage is perfect for those who require a work shop for mechanics or

wood working, featuring overhead door access from the alley, windows on the north and west sides of the building for added lighting, along with a high ceiling.

This property is the ideal starter home for a young family, the perfect canvas for customizing your perfect home.



Built in 1972

Essential Information

| | |
|----------------|-------------|
| MLS® # | A2188647 |
| Price | \$345,000 |
| Bedrooms | 3 |
| Bathrooms | 2.00 |
| Full Baths | 2 |
| Square Footage | 827 |
| Acres | 0.15 |
| Year Built | 1972 |
| Type | Residential |
| Sub-Type | Detached |
| Style | Bi-Level |
| Status | Active |

Community Information

| | |
|-------------|------------------------------|
| Address | 404 16 Street |
| Subdivision | NONE |
| City | Fort Macleod |
| County | Willow Creek No. 26, M.D. of |
| Province | Alberta |
| Postal Code | T0L0Z0 |

Amenities

| | |
|----------------|--|
| Parking Spaces | 3 |
| Parking | Parking Pad, Carport, Single Garage Detached |
| # of Garages | 1 |

Interior

| | |
|-------------------|---|
| Interior Features | Central Vacuum |
| Appliances | Dishwasher, Electric Range, Refrigerator, Washer, Gas Dryer |
| Heating | Forced Air, Natural Gas |
| Cooling | None |
| Fireplaces | None |
| Has Basement | Yes |
| Basement | Finished, Full |

Exterior

| | |
|-------------------|---|
| Exterior Features | Garden |
| Lot Description | Back Lane, Back Yard, Corner Lot, Front Yard, Landscaped, Lawn, Rectangular Lot |

| | |
|--------------|-------------------------|
| Roof | Asphalt Shingle |
| Construction | Stucco, Aluminum Siding |
| Foundation | Poured Concrete |

Additional Information

| | |
|----------------|---------------------|
| Date Listed | February 15th, 2025 |
| Days on Market | 80 |
| Zoning | R |

Listing Details

| | |
|----------------|-------------------------|
| Listing Office | Century 21 Bravo Realty |
|----------------|-------------------------|



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