

# \$199,900 - 112 4 Avenue Ne, Milk River

MLS® #A2209601

## \$199,900

3 Bedroom, 1.00 Bathroom, 1,326 sqft

Residential on 0.21 Acres

NONE, Milk River, Alberta

Nicely kept 3 bedroom, 1 bathroom, 1,300sqft. house for sale in Milk River. Roof is 5yrs old. Mostly newer windows throughout property. This property sits on a lot and a half with lots of space . Attached single garage which is insulated and finished. Fully fenced backyard with a large 19x12 storage/garden shed. Ideal for the first time home buyer or if you are looking to downsize to a more manageable size. Located just 40mins on a beautiful double lane hwy4 from Lethbridge and 10mins from Coutts/Sweetgrass U.S.A. Port of entry .

Built in 1952

### Essential Information

MLS® #	A2209601
Price	\$199,900
Bedrooms	3
Bathrooms	1.00
Full Baths	1
Square Footage	1,326
Acres	0.21
Year Built	1952
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Active

### Community Information

Address 112 4 Avenue Ne



Subdivision	NONE
City	Milk River
County	Warner No. 5, County of
Province	Alberta
Postal Code	T0K 1M0

### Amenities

Parking Spaces	2
Parking	Parking Pad, Single Garage /
# of Garages	1

### Interior

Interior Features	Separate Entrance
Appliances	Dryer, Electric Stove
Heating	Forced Air, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Brick Facing, Family Room, V
Has Basement	Yes
Basement	Finished, Full, Crawl Space

### Exterior

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

### Additional Information

Date Listed	April 7th, 2025
Days on Market	114
Zoning	RESIDENTIAL

### Listing Details

Listing Office	RE/MAX REAL ESTATE - LETHBRIDGE
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