

# \$159,900 - 902 7 Avenue, Wainwright

MLS® #A2225448

**\$159,900**

2 Bedroom, 1.00 Bathroom, 768 sqft

Residential on 0.16 Acres

Wainwright, Wainwright, Alberta

Cozy Bungalow on a Corner Lot in Wainwright

Welcome to 902 7 Avenue – a charming and affordable bungalow situated on a spacious 7,000 sq. ft. corner lot in the heart of Wainwright. This delightful two-bedroom home offers a warm and inviting living space, ideal for those seeking a comfortable and low-maintenance lifestyle.

Step inside to find a bright and spacious living room with hardwood flooring, leading into a functional eat-in kitchen with laminate counters and plenty of natural light. Both bedrooms are well-proportioned, and the full 4-piece bath offers the essentials for everyday living. The home also features a partial basement with laundry and additional storage space.

Outside, the property provides ample yard space for outdoor enjoyment or future projects, plus rear lane access and parking for two vehicles on a gravel pad. Located close to schools, shopping, and Wainwright Golf Club, this home is a great option for first-time buyers, downsizers, or anyone seeking simplicity in a well-kept package.

Currently tenant-occupied with a renter who would love to stay, this property offers flexibility for both homeowners and those considering future rental options.

Built in 1949



## Essential Information

MLS® #	A2225448
Price	\$159,900
Bedrooms	2
Bathrooms	1.00
Full Baths	1
Square Footage	768
Acres	0.16
Year Built	1949
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Active

## Community Information

Address	902 7 Avenue
Subdivision	Wainwright
City	Wainwright
County	Wainwright No. 61, M.D. of
Province	Alberta
Postal Code	T9W1C8

## Amenities

Parking Spaces	2
Parking	Parking Pad

## Interior

Interior Features	Laminate Counters
Appliances	Refrigerator, Stove(s), Washer/Dryer
Heating	Floor Furnace, Forced Air, Natural Gas
Cooling	None
Has Basement	Yes
Basement	Partial, Unfinished

## Exterior

Exterior Features	Fire Pit
Lot Description	Back Lane, Back Yard, Corner Lot, Few Trees, Front Yard, Lawn
Roof	Asphalt Shingle
Construction	Concrete, Wood Frame

Foundation                Poured Concrete

**Additional Information**

Date Listed                May 28th, 2025  
Days on Market        70  
Zoning                      R2

**Listing Details**

Listing Office            ROYAL LEPAGE WRIGHT CHOICE REALTY

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