

\$329,000 - 217 3 Street S, Vulcan

MLS® #A2267117

\$329,000

4 Bedroom, 1.00 Bathroom, 1,104 sqft

Residential on 0.14 Acres

NONE, Vulcan, Alberta

Welcome to 217 3 Street South, Vulcan — a bright, well-kept 4-bedroom bungalow that blends small-town charm with recent upgrades. Just steps from schools, parks, and downtown amenities, this 1,104 sq ft home offers comfort, efficiency, and room to grow. The main floor features a sunny living room, cheerful dining area, and a cozy sitting room with a wood-burning stove for winter evenings. The kitchen showcases bird's-eye maple cabinetry, new faucets, and a water-filter system (2023). Recent improvements include: New deck, fence, entrance railing, baseboards, and bathroom tiling, toilet and hot water tank (2025); Laminate flooring in kitchen & basement (2023); New insulation — R40 in attic & basement (2023); New Samsung washer (2024) and shed (2022), and; Lawn, landscape edging, and weed barriers added throughout the garden for a neat, low-maintenance yard (2025). The basement is partially finished with an extra bedroom, family area, laundry, and newly insulated walls — ready for your finishing touches. Outside, enjoy a large 50' — 120 ft well-maintained fenced yard with mature trees and garden space. Pre-inspected in October 2025 for your peace of mind — this home is clean, efficient, and ready for quick possession. Now \$329,900 — affordable, updated, and move-in ready!

Built in 1958



Essential Information

MLS® #	A2267117
Price	\$329,000
Bedrooms	4
Bathrooms	1.00
Full Baths	1
Square Footage	1,104
Acres	0.14
Year Built	1958
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Active

Community Information

Address	217 3 Street S
Subdivision	NONE
City	Vulcan
County	Vulcan County
Province	Alberta
Postal Code	T0L 2B0

Amenities

Parking Spaces	1
Parking	Off Street

Interior

Interior Features	See Remarks
Appliances	Dishwasher, Dryer, Refrigerator, Stove(s), Washer, Window Coverings
Heating	Forced Air, Natural Gas
Cooling	None
Has Basement	Yes
Basement	Full

Exterior

Exterior Features	Private Yard
Lot Description	Back Lane, Back Yard, Front Yard, Landscaped, Lawn, Rectangular Lot
Roof	Asphalt Shingle
Construction	Stucco, Vinyl Siding, Wood Frame

Foundation Poured Concrete

Additional Information

Date Listed October 26th, 2025
Days on Market 12
Zoning R-1

Listing Details

Listing Office Magnuson Realty Ltd

Data is supplied by Pillar 9â„¢ MLSÂ® System. Pillar 9â„¢ is the owner of the copyright in its MLSÂ® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLSÂ®, Multiple Listing ServiceÂ® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.