

# \$345,000 - 1125 25 Street, Wainwright

MLS® #A2233326

**\$345,000**

3 Bedroom, 3.00 Bathroom, 1,527 sqft

Residential on 0.17 Acres

NONE, Wainwright, Alberta

Welcome to this beautifully designed 2-storey single-family home offering the perfect blend of comfort, space, and functionality. The spacious main floor features a large front office—ideal for working from home or a quiet study—along with a convenient 2-piece powder room. The open-concept kitchen, dining, and living areas provide a bright and airy flow, perfect for everyday living and entertaining. Upstairs, you'll find three generous bedrooms, including a private primary suite complete with a walk-in closet and a 3-piece ensuite. A secondary 4-piece bathroom serves the additional bedrooms. The full unfinished basement offers a blank canvas to create your own custom space—whether it's a rec room, home gym, or additional living area. Enjoy the comfort of central A/C throughout the summer, and park with ease in the 22' x 20' attached garage. Step outside to a large, fully fenced lot—ideal for kids, pets, or hosting summer gatherings. This is the perfect home for families looking for space, flexibility, and modern design in a welcoming neighborhood.

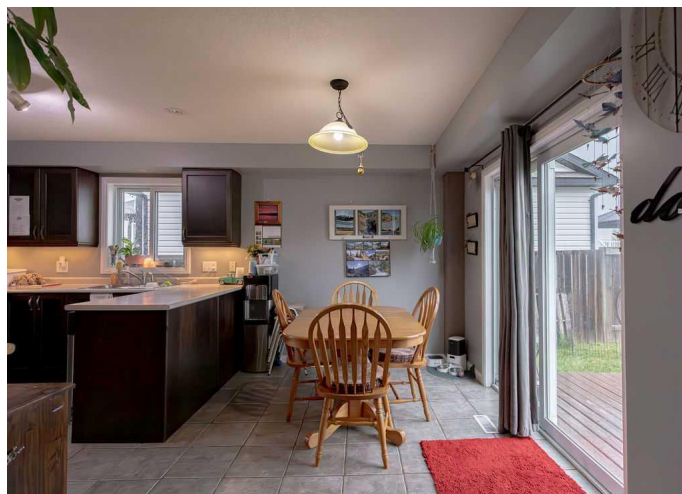
Built in 2007

## Essential Information

MLS® # A2233326

Price \$345,000

Bedrooms 3



Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,527
Acres	0.17
Year Built	2007
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

### Community Information

Address	1125 25 Street
Subdivision	NONE
City	Wainwright
County	Wainwright No. 61, M.D. of
Province	Alberta
Postal Code	T9W 1W4

### Amenities

Parking Spaces	4
Parking	Double Garage Attached, See Remarks
# of Garages	2

### Interior

Interior Features	Open Floorplan, Sump Pump(s)
Appliances	Dishwasher, Dryer, Electric Range, Range Hood, Refrigerator, Washer
Heating	Forced Air, Natural Gas
Cooling	Central Air
Has Basement	Yes
Basement	Full, Unfinished

### Exterior

Exterior Features	Private Yard
Lot Description	Back Yard
Roof	Asphalt Shingle
Construction	Vinyl Siding, Wood Frame
Foundation	Poured Concrete

### Additional Information

Date Listed	June 20th, 2025
Days on Market	6
Zoning	R1

### **Listing Details**

Listing Office	COLDWELLBANKER HOMETOWN REALTY
----------------	--------------------------------

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.