

# \$275,000 - 202 4 Street, Warner

---

MLS® #A2232947

**\$275,000**

5 Bedroom, 1.00 Bathroom, 1,593 sqft

Residential on 0.32 Acres

NONE, Warner, Alberta

Welcome to this charming and beautifully updated 5-bedroom home in the heart of Warner, Alberta! Situated on a spacious third of an acre lot surrounded by mature trees, this property boasts incredible curb appeal with the beautiful yellow siding, abundant off-street parking, and the perfect blend of character and modern convenience. Step inside to discover an inviting open-concept kitchen, dining, and living area, ideal for entertaining or family living. The kitchen features stainless steel appliances, ample cabinetry, and a large pantryâ€”offering both style and function. With five generous bedrooms, there's plenty of space for a growing family, guests, a home office or all of the above! The full bathroom is bright and well-appointed, and the basement offers extensive storage options and even more potential to personalize the space. You'll love the updated flooring and fresh paint throughout, enhancing the homeâ€™s timeless charm while providing a modern touch. This is small-town living at its bestâ€”spacious, stylish, and full of warmth. Donâ€™t miss your chance to make this special property your new home!

Built in 1908

## Essential Information

MLS® #                   A2232947

Price                     \$275,000



Bedrooms	5
Bathrooms	1.00
Full Baths	1
Square Footage	1,593
Acres	0.32
Year Built	1908
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

### Community Information

Address	202 4 Street
Subdivision	NONE
City	Warner
County	Warner No. 5, County of
Province	Alberta
Postal Code	T0K 2L0

### Amenities

Parking Spaces	4
Parking	Off Street

### Interior

Interior Features	Built-in Features, Storage
Appliances	Dishwasher, Dryer, Refrigerator, Stove(s), Washer, Window Coverings
Heating	Forced Air
Cooling	None
Has Basement	Yes
Basement	Finished, Partial

### Exterior

Exterior Features	None
Lot Description	Standard Shaped Lot
Roof	Vinyl
Construction	Vinyl Siding
Foundation	Poured Concrete

### Additional Information

Date Listed	July 7th, 2025
Days on Market	67
Zoning	R

## **Listing Details**

Listing Office	Grassroots Realty Group
----------------	-------------------------

Data is supplied by Pillar 9â„¢ MLS® System. Pillar 9â„¢ is the owner of the copyright in its MLS® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLS®, Multiple Listing Service® 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.