

# \$235,000 - 10304 115 Street, Fairview

MLS® #A2236490

**\$235,000**

4 Bedroom, 2.00 Bathroom, 1,242 sqft

Residential on 0.28 Acres

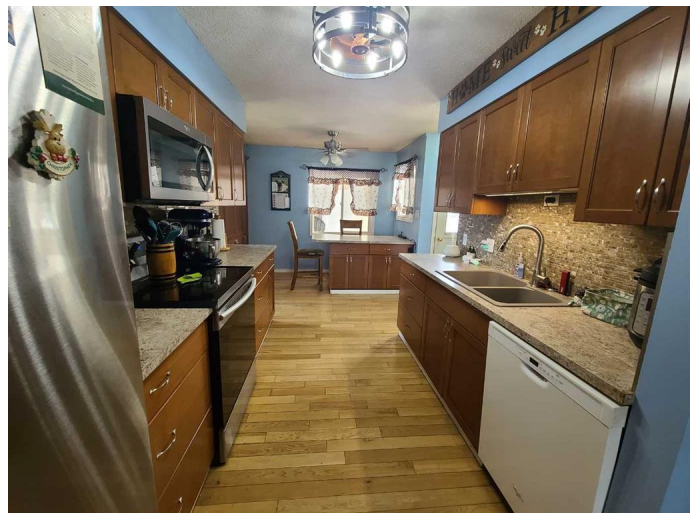
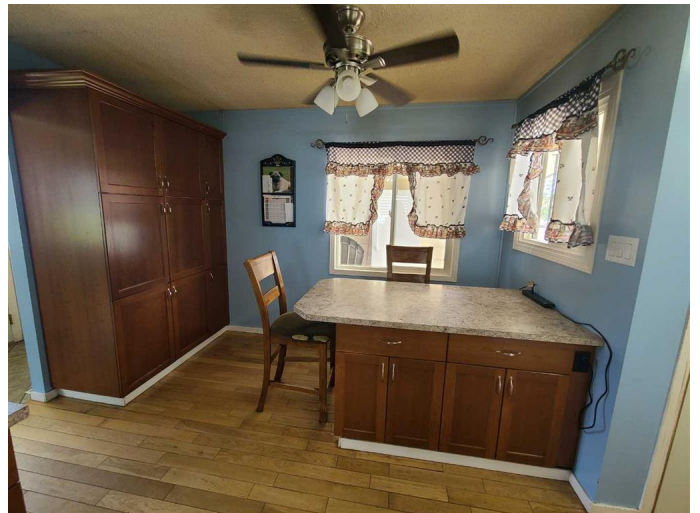
NONE, Fairview, Alberta

Welcome to this warm and inviting 1242 square foot bungalow nestled on a fully fenced lot in the heart of Fairview. Offering the perfect blend of space, comfort, and functionality, this home is ideal for families or anyone looking for a property with room to grow and relax. The main level features three spacious bedrooms, a full bathroom, and a bright, functional kitchen with adjoining dining and living areas—perfect for everyday living and entertaining. A covered back porch provides a cozy space to enjoy your morning coffee or unwind in the evenings.

The fully finished basement offers even more living space, complete with an additional bedroom, a 3/4 bath, a large recreation room for games or movie nights, and a built-in sauna for your own personal retreat after a long day.

A rare find, this property includes two detached garages, providing ample room for vehicles, storage, or a workshop. Whether you're a hobbyist, need space for your toys, or simply appreciate the extra parking, this home delivers.

Situated on a fenced lot in a quiet, family-friendly neighborhood, this property is close to local amenities, schools, and parks. Don't miss your opportunity to own this well-rounded home with unique features in a great Fairview location. Book your private showing today!



Built in 1966

## Essential Information

MLS® #	A2236490
Price	\$235,000
Bedrooms	4
Bathrooms	2.00
Full Baths	2
Square Footage	1,242
Acres	0.28
Year Built	1966
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Active

### Community Information

Address	10304 115 Street
Subdivision	NONE
City	Fairview
County	Fairview No. 136, M.D. of
Province	Alberta
Postal Code	T0H 1L0

### Amenities

Parking Spaces	5
Parking	Off Street, Additional Parking, Driveway, Single Garage Detached
# of Garages	2

### Interior

Interior Features	Ceiling Fan(s)
Appliances	Dishwasher, Electric Stove, Microwave Hood Fan
Heating	Forced Air
Cooling	Central Air
Has Basement	Yes
Basement	Full, Partially Finished

### Exterior

Exterior Features	Private Yard, Fire Pit
Lot Description	Back Yard, Front Yard, Landscaped, Lawn, Level, Private, Rectangular Lot
Roof	Asphalt Shingle

Construction	Stone, Wood Frame, Wood Siding
Foundation	Poured Concrete

**Additional Information**

Date Listed	July 2nd, 2025
Days on Market	21
Zoning	R1

**Listing Details**

Listing Office	RE/MAX Northern Realty
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