

\$329,000 - 105 2nd Avenue Nw, Milk River

MLS® #A2191743

\$329,000

2 Bedroom, 2.00 Bathroom, 2,305 sqft

Residential on 0.28 Acres

NONE, Milk River, Alberta

Located in the charming town of Milk River, this spacious 2-bedroom, 2.5-bathroom home sits on a huge double lot, offering endless possibilities. Featuring a new roof (3 years old), central A/C, and central vac, this well-maintained property is designed for comfort and convenience. The beautifully mature yard provides a serene outdoor space, while the expansive interior is perfect for entertaining, relaxing, or creating personalized areas such as a home gym, library, or office. A bonus prep room off the kitchen allows for extra storage and creativity, and the main floor laundry room adds to the home's practicality. Enjoy the perks of small-town living with incredible outdoor opportunities, including nearby Writing-on-Stone Provincial Park, fishing, camping, and a golf course! Priced at \$329,000, this home is a fantastic opportunity for those seeking space, comfort, and a great location.

Built in 1945

Essential Information

MLS® #	A2191743
Price	\$329,000
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	2,305
Acres	0.28



Year Built	1945
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Active

Community Information

Address	105 2nd Avenue Nw
Subdivision	NONE
City	Milk River
County	Warner No. 5, County of
Province	Alberta
Postal Code	T0K 1M0

Amenities

Parking Spaces	4
Parking	Concrete Driveway, Double Garage Attached, Parking Pad
# of Garages	2

Interior

Interior Features	Kitchen Island, Pantry, Storage, Ceiling Fan(s), Central Vacuum, Suspended Ceiling
Appliances	Central Air Conditioner, Dishwasher, Range Hood, Refrigerator, Stove(s), Washer/Dryer
Heating	Forced Air
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas, Great Room, Mantle, Brass, Oak
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	Private Yard, Rain Gutters
Lot Description	Back Yard, Landscaped, Many Trees
Roof	Asphalt Shingle
Construction	Wood Frame, Brick, Concrete, Stucco
Foundation	Poured Concrete

Additional Information

Date Listed	February 1st, 2025
Days on Market	103
Zoning	R1

Listing Details

Listing Office	2 PERCENT REALTY
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