

# \$314,800 - 306 Main Street S, Redcliff

MLS® #A2238351

**\$314,800**

3 Bedroom, 3.00 Bathroom, 1,552 sqft

Residential on 0.15 Acres

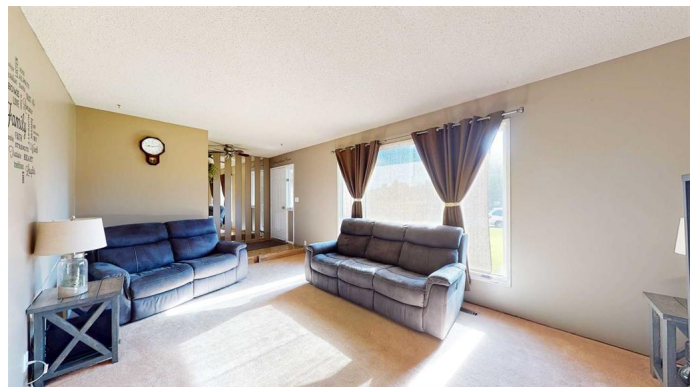
NONE, Redcliff, Alberta

Great Redcliff location for this 1552sqft bungalow. This unique layout boasts a large livingroom, formal dining area, spacious kitchen, with an eating area and wonderful familyroom with a wood burning fireplace. This home is great for the growing or larger family. 2 bedrooms up, and 1 down. Main floor laundry room could be converted back into a bedroom to make it a 3rd bedroom up. Primary bedroom has a 3 piece ensuite and his and hers closets. Main bathroom features a walkin shower. The basement is fully developed, with a large family room, big bedroom 3 piece bath, and plenty of storage space. The yard is fenced with a covered deck, shed, firepit area and a 22 x 26 double detached insulated garage.

Built in 1980

## Essential Information

|                |             |
|----------------|-------------|
| MLS® #         | A2238351    |
| Price          | \$314,800   |
| Bedrooms       | 3           |
| Bathrooms      | 3.00        |
| Full Baths     | 3           |
| Square Footage | 1,552       |
| Acres          | 0.15        |
| Year Built     | 1980        |
| Type           | Residential |
| Sub-Type       | Detached    |



|        |          |
|--------|----------|
| Style  | Bungalow |
| Status | Active   |

### Community Information

|             |                   |
|-------------|-------------------|
| Address     | 306 Main Street S |
| Subdivision | NONE              |
| City        | Redcliff          |
| County      | Cypress County    |
| Province    | Alberta           |
| Postal Code | T0J2P0            |

### Amenities

|                |  |
|----------------|--|
| Parking Spaces | 3  |
| Parking        | Concrete Driveway, Double Garage Detached, Garage Door Opener, Garage Faces Rear |
| # of Garages   | 2  |

### Interior

|                   |  |
|-------------------|--|
| Interior Features | Laminate Counters, See Remarks, Storage  |
| Appliances        | Central Air Conditioner, Dishwasher, Garage Control(s), Refrigerator, Stove(s), Washer/Dryer, Window Coverings |
| Heating           | Forced Air, Natural Gas  |
| Cooling           | Central Air  |
| Fireplace         | Yes  |
| # of Fireplaces   | 1  |
| Fireplaces        | Family Room, Wood Burning  |
| Has Basement      | Yes  |
| Basement          | Finished, Full   |

### Exterior

|                   |   |
|-------------------|---|
| Exterior Features | Storage   |
| Lot Description   | Back Lane, Back Yard, Front Yard, Gazebo, Street Lighting |
| Roof              | Asphalt Shingle   |
| Construction      | Brick, Stone, Wood Frame                                  |
| Foundation        | Poured Concrete   |

### Additional Information

|                |                |
|----------------|----------------|
| Date Listed    | July 9th, 2025 |
| Days on Market | 7              |

Zoning R1

## Listing Details

Listing Office ROYAL LEPAGE COMMUNITY REALTY

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