

## **\$389,500 - 10316 106 Avenue, Westlock**

MLS® #E4424812

**\$389,500**

4 Bedroom, 3.00 Bathroom, 1,574 sqft

Single Family on 0.00 Acres

Westlock, Westlock, AB

This lot is over 14,000 sq ft. So private with tall, mature trees, fences & neighbors on 1 side only. The home was bought (show home) by the 1st owner at the Edm Exhibition in 1971, moved to Westlock onto a full bsmt & loved for many years. This 2nd Owner has seen many upgrades - shingles, soffits, fascia, windows, interior/exterior doors, flooring, lighting, kitchen, appls., & so much more. Single, front attached garage. Heated, enclosed mudroom for coats, storage & enjoyment. Gorgeous kitchen w/quartz counters, new cabinets (D/W w/cab door), tons of storage, new patio doors to covered, extended deck. Beautiful primary suite w/huge ensuite (dble sinks, toilet & shower) & wall of closets (you can also put full wall of closets in primary bdrm). Another bdrm, office or bdrm plus new main bath. Down to massive fmly room, games/crafts area, bdrm, bathrm, big laundry, storage rm & furnace rm w/upgraded furnace & water tank. Massive yard w/2 sheds & much more to see. Located 2 blocks to elementary school.

Built in 1971

### **Essential Information**

MLS® # E4424812

Price \$389,500



Bedrooms	4
Bathrooms	3.00
Full Baths	3
Square Footage	1,574
Acres	0.00
Year Built	1971
Type	Single Family
Sub-Type	Detached Single Family
Style	Bungalow
Status	Active

### Community Information

Address	10316 106 Avenue
Area	Westlock
Subdivision	Westlock
City	Westlock
County	ALBERTA
Province	AB
Postal Code	T7P 1L6

### Amenities

Amenities	Deck, No Animal Home, No Smoking Home, Vinyl Windows, See Remarks
Parking	Front Drive Access, Parking Pad Cement/Paved, Single Garage Attached, See Remarks

### Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Fan-Ceiling, Garage Control, Garage Opener, Microwave Hood Fan, Refrigerator, Storage Shed, Stove-Electric, Washer, Window Coverings
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Woodstove
Stories	2
Has Basement	Yes
Basement	Full, Finished

### Exterior

Exterior	Wood, Stucco
Exterior Features	Back Lane, Fenced, Fruit Trees/Shrubs, Playground Nearby, Schools, Treed Lot, Vegetable Garden
Lot Description	14,067 sq feet
Roof	Asphalt Shingles
Construction	Wood, Stucco
Foundation	Concrete Perimeter

### **School Information**

Elementary	Westlock Elementary
Middle	RF Staples
High	RF Staples

### **Additional Information**

Date Listed	March 5th, 2025
Days on Market	46
Zoning	Zone 70

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Listing information last updated on April 20th, 2025 at 4:17pm MDT