

\$240,000 - 128 3 Avenue Se, Falher

MLS® #A2218469

\$240,000

4 Bedroom, 2.00 Bathroom, 1,148 sqft

Residential on 0.22 Acres

NONE, Falher, Alberta

Spacious 4-Bedroom Home in the Heart of Falher! Welcome to this inviting 4-bedroom, 2-bathroom home, offering a spacious and well-thought-out floor plan perfect for families or anyone needing extra space. You'll also appreciate the comfort of air conditioning, keeping the home cool and comfortable year-round. The bright and functional kitchen features an abundance of cabinetry and countertop space, seamlessly flowing into the dining area with charming bay windows that flood in natural light. The open layout continues into a large living room adorned with bay windows, making it the ideal space for gathering and relaxing. You'll find a generously sized primary bedroom on the main floor, two additional guest bedrooms, and a 4-piece bathroom. One of the main floor bedrooms currently houses the washer and dryer for convenient main-level laundry. Downstairs offers even more living space, including a large rec room with a cozy fireplace, a dry bar with an additional fridge, perfect for entertaining. Plus a fourth bedroom, a 3-piece bathroom, and a cold storage room for all your seasonal needs. Step outside to enjoy the expansive backyard filled with mature trees and shrubs, a garden area ready for your planting dreams, and a partially covered deck for outdoor lounging. Additional features include a single-car garage, a carport with alley access, and a storage shed. This home blends space, comfort, and functionality both inside and out. Book your showing today!



Built in 1974

Essential Information

MLS® #	A2218469
Price	\$240,000
Bedrooms	4
Bathrooms	2.00
Full Baths	2
Square Footage	1,148
Acres	0.22
Year Built	1974
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Active

Community Information

Address	128 3 Avenue Se
Subdivision	NONE
City	Falher
County	Smoky River No. 130, M.D. of
Province	Alberta
Postal Code	T0H 1M0

Amenities

Parking Spaces	4
Parking	Single Garage Attached, Carport
# of Garages	1

Interior

Interior Features	Ceiling Fan(s), Central Vacuum
Appliances	Central Air Conditioner, Dishwasher, Refrigerator, Stove(s), Washer/Dryer
Heating	Forced Air, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Electric, Basement
Has Basement	Yes

Basement Finished, Full

Exterior

Exterior Features Garden, Storage
Lot Description Back Lane, Back Yard, Low Maintenance Landscape, Fruit
 Trees/Shrub(s), Few Trees, Garden
Roof Asphalt Shingle
Construction Stone, Vinyl Siding
Foundation Poured Concrete

Additional Information

Date Listed May 6th, 2025
Days on Market 57
Zoning R1

Listing Details

Listing Office Sutton Group Grande Prairie Professionals

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