

# \$379,900 - 419 Main Street, Trochu

MLS® #A2200431

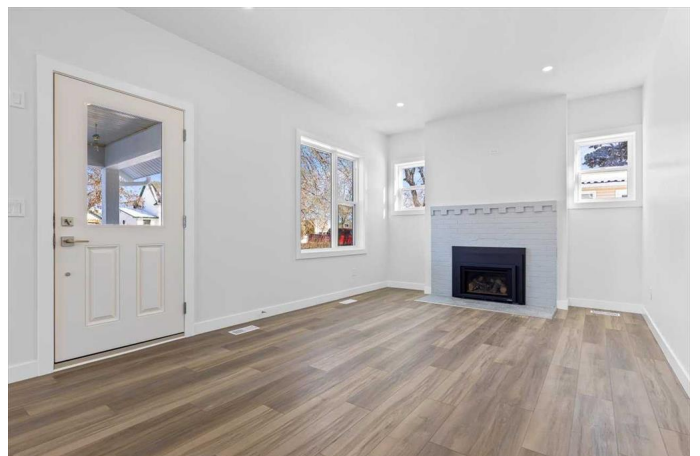
**\$379,900**

3 Bedroom, 4.00 Bathroom, 1,574 sqft  
Residential on 0.30 Acres

NONE, Trochu, Alberta

This home is the fortunate result of a total renovation and refurbishment. Saving the Heritage and Class, and adding the modern touch with openness, high ceilings, exquisite kitchen cabinetry with very modern features, swing out lazy susan shelves. Complimented with Stainless Steel appliances, Gas Stove, Range hood Microwave, Bottom Freezer Fridge, Built in Dishwasher. They gave the main floor Primary Bedroom large closet and a nice walk in shower ensuite, and still a 2 pc main floor washroom. Upstairs 2 more bedrooms with a 4pc washroom between them and the Laundry Machines closet. The basement has a second Laundry Machine closet a full walk in shower bathroom, a huge area partially complete with provisions for a basement kitchen, additional bedroom option, an entry room from outside to host year round coat and footwear space. The new mechanical room has all the modern heat and ventilation system as well as on demand hot water, sump protection. This home is brand new inside and out with all new windows doors stucco and metal roof. North, west and south sides each have separate decks from entries, all this on a large corner lot. An extended double detached garage with full length storage addition on one side also gives many options. And bring your large RV there is plenty more room. Call your Realtor to view today.

Built in 1960



## Essential Information

MLS® #	A2200431
Price	\$379,900
Bedrooms	3
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	1,574
Acres	0.30
Year Built	1960
Type	Residential
Sub-Type	Detached
Style	1 and Half Storey
Status	Active

## Community Information

Address	419 Main Street
Subdivision	NONE
City	Trochu
County	Kneehill County
Province	Alberta
Postal Code	T0M 2C0

## Amenities

Parking Spaces	5
Parking	Double Garage Detached, Garage Door Opener, Insulated, Off Street, RV Access/Parking
# of Garages	2

## Interior

Interior Features	Laminate Counters, Sump Pump(s), Tankless Hot Water, Vinyl Windows
Appliances	Dishwasher, Dryer, Gas Stove, Microwave, Refrigerator, Washer
Heating	Make-up Air, Forced Air, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Brick Facing, Gas, Living Room
Has Basement	Yes
Basement	Partially Finished, See Remarks

## Exterior

Exterior Features	Storage
Lot Description	Back Lane, Corner Lot, Few Trees, Front Yard, Fruit Trees/Shrub(s), Landscaped
Roof	Metal
Construction	Wood Frame
Foundation	Poured Concrete

## Additional Information

Date Listed	March 7th, 2025
Days on Market	28
Zoning	R2

## Listing Details

Listing Office	MaxWell Capital Realty
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