



213 2 Avenue N, Marwayne, Alberta - \$299,900



Main Photo

Property Description

Welcome to 213 2 Avenue N, Marwayne, Alberta — a charming character home full of warmth and potential. This one-and-a-half-storey property features two bedrooms on the upper level with classic dormer-style windows. The main floor offers a spacious living room with a cozy wood-burning fireplace, an oak kitchen package, and a convenient study that can easily be converted into a third bedroom. You'll also find main floor laundry and a full 4-piece bathroom. The finished basement includes a 3-piece bathroom, an additional bedroom, utility space with cold room access, and plenty of storage throughout. The mature, fenced yard offers alley access and a triple detached garage, which includes a heated 21x21 bay plus an additional 21x17 area for added convenience — ideal for storage, hobbies, or extra parking. A fantastic opportunity in the welcoming community of Marwayne!



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