

\$224,500 - 406 57 Street W, Claresholm

MLS® #A2260426

\$224,500

2 Bedroom, 1.00 Bathroom, 1,250 sqft

Residential on 0.16 Acres

NONE, Claresholm, Alberta

Affordable home on the west side of Claresholm. 1250 sqft of living space with an additional 171 sqft of 3 season sunroom. The front entrance brings you into a spacious heated porch with a powder room which leads you out to an enclosed area and the back garage. Just up a couple of steps from the entry, you find the large dining room and kitchen that is full of sunshine. Plenty of room to have a large gathering and there is an island for quick meals. The large family room is a few steps down from the kitchen, with access to the sunroom and the single garage. The sunroom offers a great spot to relax, and it is shaded by one of the many trees on the lot. There are two good sized bedrooms and either one could be the master bedroom. The washer and dryer are located in the hallway just outside the 4-piece bathroom. There is a large, gravelled area at the rear for an RV, boat or an extra vehicle. New shingles, eavestrough + covers 3 years ago, furnace 2017, Stove-fridge-dishwasher-HWT-2019 Possession after Nov. 15th. Grab your favourite realtor and have a look.

Built in 1978

Essential Information

MLS® #	A2260426
Price	\$224,500
Bedrooms	2



Bathrooms	1.00
Full Baths	1
Square Footage	1,250
Acres	0.16
Year Built	1978
Type	Residential
Sub-Type	Detached
Style	Single Wide Mobile Home
Status	Active

Community Information

Address	406 57 Street W
Subdivision	NONE
City	Claresholm
County	Willow Creek No. 26, M.D. of
Province	Alberta
Postal Code	T0L 0T0

Amenities

Utilities	Electricity Connected, Natural Gas Connected, Sewer Connected, Water Connected
Parking Spaces	5
Parking	Alley Access, Garage Door Opener, Single Garage Attached, Single Garage Detached, 220 Volt Wiring, Additional Parking, Asphalt, Gravel Driveway
# of Garages	2

Interior

Interior Features	Ceiling Fan(s), Kitchen Island, No Animal Home, No Smoking Home, Storage, Vinyl Windows
Appliances	Dishwasher, Dryer, Electric Stove, Garage Control(s), Range Hood, Refrigerator, Wall/Window Air Conditioner, Washer, Window Coverings, Freezer
Heating	Forced Air, Natural Gas
Cooling	Wall/Window Unit(s)
Basement	None

Exterior

Exterior Features	Rain Gutters
Lot Description	Back Lane, Corner Lot, Few Trees, Level, Rectangular Lot

Roof	Asphalt Shingle
Construction	Vinyl Siding
Foundation	Combination, Perimeter Wall, Pillar/Post/Pier

Additional Information

Date Listed	September 26th, 2025
Days on Market	6
Zoning	R6

Listing Details

Listing Office	MaxWell Capital Realty
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