

\$112,800 - 106 3 Avenue E, Oyen

MLS® #A2269694

\$112,800

2 Bedroom, 1.00 Bathroom, 980 sqft

Residential on 0.25 Acres

NONE, Oyen, Alberta

Welcome to this beautifully maintained 1.5-storey character home, offering the right space for a great starter home, income property or downsizing option. Built in 1938 and situated on one and a half lots, this 980 sq ft detached residence features a double driveway and a spacious backyard ideal for gardening or outdoor enjoyment.

The home's exterior has been updated with new vinyl siding, a durable metal roof, and modern vinyl windows. Inside, you will find updated vinyl plank flooring throughout, along with a refreshed kitchen featuring new cabinets and countertops. The main level offers a bright and welcoming living room with a large south-facing window, two comfortable bedrooms, and a four-piece bathroom. A convenient rear porch includes laundry facilities and provides access to the backyard. The upper loft area offers flexible living space that can serve as an additional bedroom, guest area, or cozy living space. The poured concrete foundation provides a solid base, while the unfinished basement houses the utility hookups.

Recent mechanical upgrades include a new hot water tank (2022), new furnace, updated 100-amp electrical service (updated by previous owner), central air conditioning, sump pump, and forced air heating. Sewer line has been fully replaced.

Ideally located within walking distance to downtown amenities, schools, playgrounds, and recreational facilities. With its extensive



updates, spacious lot, and inviting layout, this home presents an excellent opportunity for those seeking comfort, character, and value in the heart of Oyen. Contact your local Realtor today to book a showing!

Built in 1938

Essential Information

MLS® #	A2269694
Price	\$112,800
Bedrooms	2
Bathrooms	1.00
Full Baths	1
Square Footage	980
Acres	0.25
Year Built	1938
Type	Residential
Sub-Type	Detached
Style	1 and Half Storey
Status	Active

Community Information

Address	106 3 Avenue E
Subdivision	NONE
City	Oyen
County	Special Area 3
Province	Alberta
Postal Code	T0J2J0

Amenities

Utilities	Electricity Connected, Natural Gas Connected, Garbage Collection, High Speed Internet Available, Sewer Connected, Water Connected, Fiber Optics Available, Phone Available, Satellite Internet Available
Parking Spaces	4
Parking	Additional Parking, Off Street, On Street, Parking Pad, Side By Side, Tandem, Alley Access, Concrete Driveway

Interior

Interior Features	Laminate Counters, No A Windows
Appliances	Dishwasher, Dryer, Microwa Washer
Heating	Forced Air, Natural Gas
Cooling	Central Air
Has Basement	Yes
Basement	Partial



Exterior

Exterior Features	Garden, Rain Gutters
Lot Description	Back Yard, Few Trees, Front Yard, Garden, Lawn, Level, Rectangular Lot, Street Lighting
Roof	Metal
Construction	Vinyl Siding, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	November 7th, 2025
Days on Market	10
Zoning	R-1

Listing Details

Listing Office	Harvest Real Estate
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