

\$429,900 - 28/28a Whitecourt Avenue, Whitecourt

MLS® #A2226681

\$429,900

8 Bedroom, 3.00 Bathroom, 1,608 sqft

Residential on 0.17 Acres

NONE, Whitecourt, Alberta

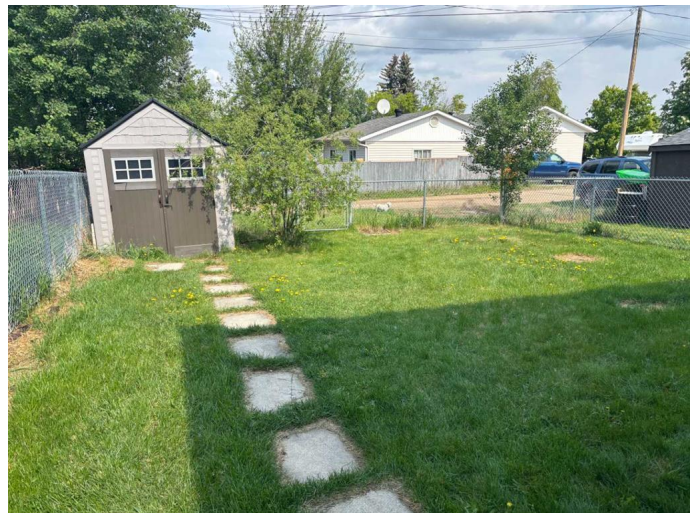
"SIDE BY SIDE DUPLEX UNDER 1 TITLE !!"

This excellent investment property is a well maintained side-by-side duplex under one title. Each side has separate power, gas and water meters. Live in one side and rent out the other, or obtain 2 rental properties . Each unit has 4 bedrooms, 2 living rooms and 2 bathrooms. Each unit has their own fenced back yards, front decks and back alley access. Each unit comes complete with all appliances and its own shed. This bi-level side-by-side duplex has been well maintained by its current owners is located on the hill near the Millar Centre and Hilltop High School.

Built in 1970

Essential Information

MLS® #	A2226681
Price	\$429,900
Bedrooms	8
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,608
Acres	0.17
Year Built	1970
Type	Residential
Sub-Type	Duplex
Style	Side by Side, Bi-Level
Status	Active



Community Information

Address	28/28a Whitecourt Avenue
Subdivision	NONE
City	Whitecourt
County	Woodlands County
Province	Alberta
Postal Code	T7S1H3

Amenities

Parking Spaces	6
Parking	Alley Access, Driveway, Parking Pad, RV Access/Parking

Interior

Interior Features	Ceiling Fan(s), Laminate Counters, Separate Entrance
Appliances	Dishwasher, Dryer, Refrigerator, Stove(s), Washer, Window Coverings
Heating	Forced Air, Natural Gas
Cooling	None
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	Private Entrance
Lot Description	Back Yard, City Lot, Few Trees, Front Yard, Landscaped, Lawn, Rectangular Lot, Street Lighting
Roof	Asphalt Shingle
Construction	Mixed
Foundation	Poured Concrete

Additional Information

Date Listed	June 1st, 2025
Days on Market	21
Zoning	R-1C LOW DENSITY RESIDENT

Listing Details

Listing Office	RE/MAX ADVANTAGE (WHITECOURT)
----------------	-------------------------------

Data is supplied by Pillar 9â„¢ MLSÂ® System. Pillar 9â„¢ is the owner of the copyright in its MLSÂ® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLSÂ®, Multiple Listing ServiceÂ® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.