

\$459,000 - 603 4 Street N, Vauxhall

MLS® #A2199239

\$459,000

3 Bedroom, 3.00 Bathroom, 1,603 sqft
Residential on 0.19 Acres

NONE, Vauxhall, Alberta

Why Vauxhall? Why not Vauxhall- there is so much to love about this house and the community! Escape the hustle and bustle of city living for affordable housing, the Academy of Baseball for the young athletes, K-12 schooling, grocery store, restaurants, outdoor pool, skating & curling rink, a golf course and that small town feel. It's based on small businesses and big hearts with all the amenities one needs. It's a short drive to Taber or Brooks which is a plus. Nestled in the heart of it you will find this stunning 1,603 sq ft bungalow built in 2022. Thoughtfully updated with stylish and modern finishes by the current owners, this home has pride of ownership and is move-in ready with stylish finishes and functional spaces that make everyday living a breeze. Step inside to an open-concept kitchen and dining area that welcomes you right from the front door. The white cabinetry and updated contrasts go beautifully with the exotic granite countertops throughout, including the massive 9-ft island accented by natural stone details. A modern backsplash, updated light fixtures, and stainless steel appliances complete the stylish space, while the extended island cabinetry offers extra storage and seating. The walk-in pantry even includes a convenient added electrical outlet. Just beyond, the living room offers a cozy yet spacious retreat with vaulted ceilings, plenty of natural light and patio doors leading to the undeveloped backyard—ready for your landscaping vision—where you'll find a



large shed for extra storage. The main floor, which boasts 9-foot ceilings throughout offers functional layout designed for convenience. Just down the hall, the laundry area sits behind a stylish barn door, complete with added cabinetry and direct access to the garage. Just past the laundry room, youâ€™ll find a spacious second bedroom, a full 4-piece bathroom featuring that sleek granite again, and finally, the primary suite which provides a peaceful oasis with a walk-in closet, and a private 4 piece en-suite. Downstairs, the recently finished basement is built for relaxation and entertainment, with a spacious family/rec room, large enough for both movie nights and a family favourite games area. A large basement bedroom, another full 4-piece bathroom, and a dedicated storage room complete the space. More features to love are the A/C for hot summer days, the 220V wiring in the garage along with the mezzanine storage and the cute front porch to enjoy morning coffee on. Enjoy the peaceful living of Vauxhall. Plan to visit this home soon!

Built in 2022

Essential Information

MLS® #	A2199239
Price	\$459,000
Bedrooms	3
Bathrooms	3.00
Full Baths	3
Square Footage	1,603
Acres	0.19
Year Built	2022
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Active

Community Information

Address	603 4 Street N
Subdivision	NONE
City	Vauxhall
County	Taber, M.D. of
Province	Alberta
Postal Code	T0K 1X0

Amenities

Parking Spaces	4
Parking	Double Garage Attached
# of Garages	2

Interior

Interior Features	Granite Counters, Kitchen Island
Appliances	See Remarks
Heating	Forced Air
Cooling	Central Air
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	Other
Lot Description	See Remarks
Roof	Asphalt Shingle
Construction	Cement Fiber Board
Foundation	Poured Concrete

Additional Information

Date Listed	March 4th, 2025
Days on Market	9
Zoning	R

Listing Details

Listing Office	RE/MAX REAL ESTATE - LETHBRIDGE (TABER)
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