\$960,900 - 208 3 Street, Warner

MLS® #A2156166

\$960,900

6 Bedroom, 4.00 Bathroom, 4,526 sqft Residential on 0.48 Acres

NONE, Warner, Alberta

Prepare to be amazed by this extraordinary transformation! This historic church has been artfully converted and completely renovated into a stunning 6-bedroom, 3-ensuite, 1-bathroom residence. Over 4500sqft of total LIVING SPACE!! Step inside and be greeted by an impressive great room on the main floor that, featuring a lovely kitchen with beautiful granite countertops & breakfast space, a 2nd spacious dining area, and an oversized pantry that's perfect for culinary enthusiasts.

The charm continues with a grand fireplace in the living room, where the wood-burning stove's masonry extends up to the second story, seamlessly integrating with the family/games room that boasts a cozy gas fireplace. The home includes a dedicated office, a gym, and ample storage space on both the main floor and in the basement.

The primary bedroom is a true retreat, complete with its own fireplace, a walk-through closet, and a luxurious ensuite featuring a soaking tub and a beautifully tiled shower. Each bedroom on the main floor is equipped with its own ensuite, adding both convenience and privacy.

Outdoor enthusiasts will love the expansive 750 sq ft attached garage and the generous outdoor space, ideal for entertaining, hosting gatherings, or adding to the current garden & creating the garden of your dreams. Recent







landscaping enhancements include a charming gazebo that adds to the property's appeal.

Throughout the renovation, thoughtful details were incorporated, such as built-in bookshelves, a playful slide, and carefully selected materials like marble/porcelain tile + the unique tile designs in the showers & flooring, colors/paint, faux limewash walls, upcycled antique dressers turned into vanities that all add to & highlight the home's unique character. It isn't all about the beautiful details but the mechanical details matter too like the IN FLOOR HEATING throughout! A lovely added comfort!

Don't miss the opportunity to experience the full beauty of this property in person. Schedule a showing with any agent and allow yourself extra time to appreciate the distinctive features and charm this home offers.

If you're considering a semi-retirement or seeking a new hobby with the potential to connect with others, this home also operates as an acclaimed Bed & Breakfast with stellar reviews. We can discuss how to make this dream a reality for you.

Built in 1964

Essential Information

MLS® # A2156166 Price \$960,900

Bedrooms 6
Bathrooms 4.00
Full Baths 4

Square Footage 4,526 Acres 0.48 Year Built 1964

Type Residential

Sub-Type Detached

Style 2 and Half Storey

Status Active

Community Information

Address 208 3 Street

Subdivision NONE
City Warner

County Warner No. 5, County of

Province Alberta
Postal Code T0K 2L0

Amenities

Parking Spaces 4

Parking Triple Garage Attached, Additional Parking, Alley Access, Concrete

Driveway, Garage Faces Side, Oversized

of Garages 3

Interior

Interior Features Built-in Features, Ceiling Fan(s), Closet Organizers, Granite Counters,

High Ceilings, Natural Woodwork, No Smoking Home, Open Floorplan, Pantry, Vaulted Ceiling(s), Breakfast Bar, Bookcases, Chandelier,

Master Downstairs, Soaking Tub

Appliances Dishwasher, Refrigerator, Washer/Dryer, Window Coverings,

Wall/Window Air Conditioner, Electric Stove, Garage Control(s), Range

Hood

Heating Boiler, In Floor

Cooling Wall/Window Unit(s)

Fireplace Yes

of Fireplaces 3

Fireplaces Family Room, Gas, Gas Starter, Great Room, Mantle, Masonry, Master

Bedroom, Stone, Wood Burning Stove

Has Basement Yes

Basement Partial, Unfinished

Exterior

Exterior Features Covered Courtyard, Garden, Private Entrance, Private Yard, Storage

Lot Description Back Lane, Back Yard, Garden, Landscaped, Lawn, Many Trees, Few

Trees, Gazebo, Level, Private, Rectangular Lot

Roof Metal

Construction Mixed

Foundation Poured Concrete

Additional Information

Date Listed August 8th, 2024

Days on Market 360 Zoning RES

Listing Details

Listing Office Century 21 Foothills South Real Estate

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