

# \$109,900 - 107 4 Avenue E, Hanna

MLS® #A2210585

**\$109,900**

2 Bedroom, 2.00 Bathroom, 810 sqft

Residential on 0.14 Acres

NONE, Hanna, Alberta

This charming home is full of potential and perfectly situated just a few blocks from Main Street, offering convenience and a great location. Recent updates make it move-in ready, including new flooring, a brand-new roof, fresh interior paint, upgraded electrical, new lighting fixtures, and 12 inches of blown-in insulation in the attic for improved energy efficiency. The home also features a new stove and some updated plumbing. Outside, youâ€™ll find a private yard with a handy storage shedâ€”ideal for gardening tools or extra storage. Whether you're looking for a smart investment property or a cozy starter home, this one is a must-see!

Built in 1921

## Essential Information

MLS® #	A2210585
Price	\$109,900
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	810
Acres	0.14
Year Built	1921
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Active



## Community Information

Address	107 4 Avenue E
Subdivision	NONE
City	Hanna
County	Special Area 2
Province	Alberta
Postal Code	T0J 1P0

## Amenities

Parking Spaces	2
Parking	Off Street

## Interior

Interior Features	See Remarks
Appliances	Refrigerator, Stove(s), Washer/Dryer
Heating	Forced Air
Cooling	None
Has Basement	Yes
Basement	Full, Partially Finished

## Exterior

Exterior Features	None
Lot Description	Back Lane, Back Yard
Roof	Asphalt Shingle
Construction	Aluminum Siding
Foundation	Poured Concrete

## Additional Information

Date Listed	April 9th, 2025
Days on Market	117
Zoning	R2

## Listing Details

Listing Office	eXp Realty
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