

# \$260,000 - 210 5 Street, Warner

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MLS® #A2259444

**\$260,000**

4 Bedroom, 3.00 Bathroom, 2,046 sqft

Residential on 1.30 Acres

NONE, Warner, Alberta

Consider the advantages of Village living!  
Homes are much cheaper and taxes are too!!  
Warner is home to an elementary & secondary school, ice arena, curling arena, Lions Park, and Devil Coulee Dinosaur Museum.,  
Automotive shop, Town Post Office and a variety of other small business. Located off Hwy #4 Warner is a clean and friendly community. Here is a house that is sitting on 1.3 acre lot that one can see was once a well groomed park like property. Picture oneself on the porch swaying on the hanging front porch!! This house was built in the mid 50's is the best estimate and that had an addition. There are a total of 4 bedrooms, 3 bathrooms, and some of the upgrades include a boiler, forced air furnace, hot water tank, and the shingles look to be in good shape. The exterior is vinyl siding. Some cosmetic updates inside would go a long way of turning this once loved home with lots of past history into a great start for the young family starting out.. If you are a truck driver and go through the Coutts border all the time calling this address home may be a great choice!! At this price you have some room for renovations and can enjoy the mature lot and location!!

Built in 1955

## Essential Information

MLS® #                      A2259444

Price                        \$260,000



Bedrooms	4
Bathrooms	3.00
Full Baths	3
Square Footage	2,046
Acres	1.30
Year Built	1955
Type	Residential
Sub-Type	Detached
Style	1 and Half Storey
Status	Active

### **Community Information**

Address	210 5 Street
Subdivision	NONE
City	Warner
County	Warner No. 5, County of
Province	Alberta
Postal Code	T0K 2L0

### **Amenities**

Parking Spaces	2
Parking	Off Street, Parking Pad

### **Interior**

Interior Features	Bookcases, Ceiling Fan(s), Kitchen Island, Sump Pump(s), Vinyl Windows, Wood Windows
Appliances	None
Heating	Fireplace(s), Forced Air, Natural Gas, Boiler
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Living Room, Mantle, Stone, Wood Burning, Glass Doors
Has Basement	Yes
Basement	Partial, Unfinished

### **Exterior**

Exterior Features	Private Yard
Lot Description	Backs on to Park/Green Space, City Lot, Corner Lot, Front Yard, Landscaped, Lawn, Many Trees, No Neighbours Behind, Private, Brush,

	Fruit Trees/Shrub(s)
Roof	Asphalt Shingle
Construction	Vinyl Siding, Wood Frame
Foundation	See Remarks

### **Additional Information**

Date Listed	September 24th, 2025
Days on Market	2
Zoning	R1

### **Listing Details**

Listing Office	RE/MAX REAL ESTATE - LETHBRIDGE
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