

\$459,000 - 109 Argyle, Granum

MLS® #A2270602

\$459,000

0 Bedroom, 0.00 Bathroom,
Commercial on 0.00 Acres

NONE, Granum, Alberta

This charming bungalow features a suited walkout basement and plenty of natural light thanks to its large windows. The main floor offers 3 bedrooms and 1 bathroom, with beautiful hardwood flooring running throughout most of the space. The kitchen includes a convenient sit-up island, perfect for casual dining or entertaining.

The walkout basement adds extra versatility with 1 bedroom and 1 bathroom, and a gas fireplace ideal for guests, extended family, or rental potential.

On the east side of the home, youâ€™™ll find a lovely 24' Ã— 16' deckâ€”a perfect place to host friends or unwind in the evenings. The property also includes an impressive 53' Ã— 23' shop equipped with 3-phase power, a natural gas overhead heater, and a quality concrete floor, offering excellent workspace for hobbies or business use.

The yard features a large garden area with a few mature trees, while the rest of the acreage is an open canvas ready for your ideas.

Pick your Realtor and donâ€™™t miss out on this fantastic opportunity!

Built in 1962

Essential Information



MLS® #	A2270602
Price	\$459,000
Bathrooms	0.00
Acres	0.00
Year Built	1962
Type	Commercial
Sub-Type	Mixed Use
Status	Active

Community Information

Address	109 Argyle
Subdivision	NONE
City	Granum
County	Willow Creek No. 26, M.D. of
Province	Alberta
Postal Code	T0L1A0

Interior

Heating	Natural Gas
---------	-------------

Exterior

Foundation	Poured Concrete
------------	-----------------

Additional Information

Date Listed	November 12th, 2025
Days on Market	6
Zoning	Commercial

Listing Details

Listing Office	eXp Realty of Canada
----------------	----------------------

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.