

# **\$515,500 - 2110 29 Avenue, Nanton**

MLS® #A2251509

**\$515,500**

4 Bedroom, 3.00 Bathroom, 1,251 sqft

Residential on 0.15 Acres

NONE, Nanton, Alberta

Welcome to this one owner gorgeous bungalow. Walk in to this beautiful home located in Westview subdivision in Nanton. Stucco exterior finish and a gorgeous mature yard, this home stands out as well loved and cared for. 2 bedrooms up and 2 down, 2 fireplaces, nice open concept with ;lower living room then up to the kitchen and dining area . Call it a Bi level or a sunken living room, but this home has a beautiful plan and very family friendly. Large country style kitchen with upgraded appliances, RO for drinking water , huge eating bar, and beautiful natural light. Access quickly out to the covered deck to get the steaks off your gas BBQ ( which can stay with the home ) . Plenty of cabinets, a lovely pantry, a little phone desk area and plenty of room to entertain or invite the whole family. Kitchen has a garburator , microwave hood fan combo, and a beautiful stove top updated stove with fun options like " air fry" and also a convection oven. Lovely home with fully dev basement . Family room has a free standing gas fireplace for your evening or anytime enjoyment. Enjoy the endless storage in the " almost stand up low storage area !! This home is a true " hardly lived in " home. this home has been nurtured and is ready for you to move in. Enjoy Nanton true and true !! Nanton has so much to offer and is a great mid town between Lethbridge and Calgary if you need a big centre. Wonderful restaurants, coffee shops, fast food, antique and fun stores, activities and a top shelf community !!



Check it out.

Built in 2002

**Essential Information**

|                |             |
|----------------|-------------|
| MLS® #         | A2251509    |
| Price          | \$515,500   |
| Bedrooms       | 4           |
| Bathrooms      | 3.00        |
| Full Baths     | 3           |
| Square Footage | 1,251       |
| Acres          | 0.15        |
| Year Built     | 2002        |
| Type           | Residential |
| Sub-Type       | Detached    |
| Style          | Bungalow    |
| Status         | Active      |

**Community Information**

|             |                              |
|-------------|------------------------------|
| Address     | 2110 29 Avenue               |
| Subdivision | NONE                         |
| City        | Nanton                       |
| County      | Willow Creek No. 26, M.D. of |
| Province    | Alberta                      |
| Postal Code | T0L1R0                       |

**Amenities**

|                |                        |
|----------------|------------------------|
| Parking Spaces | 4                      |
| Parking        | Double Garage Attached |
| # of Garages   | 2                      |

**Interior**

|                   |                                                                                                                                               |
|-------------------|-----------------------------------------------------------------------------------------------------------------------------------------------|
| Interior Features | Breakfast Bar, Ceiling Fan(s), Central Vacuum, Laminate Counters, Pantry, Sump Pump(s), Vinyl Windows                                         |
| Appliances        | Dishwasher, Dryer, Electric Range, Garage Control(s), Garburator, Microwave Hood Fan, Refrigerator, Washer, Window Coverings, Convection Oven |
| Heating           | Fireplace(s), Forced Air, Natural Gas                                                                                                         |
| Cooling           | None                                                                                                                                          |

|                 |                                                    |
|-----------------|----------------------------------------------------|
| Fireplace       | Yes                                                |
| # of Fireplaces | 2                                                  |
| Fireplaces      | Family Room, Gas, Living Room, Tile, Free Standing |
| Has Basement    | Yes                                                |
| Basement        | Finished, Full                                     |

### **Exterior**

|                   |                                               |
|-------------------|-----------------------------------------------|
| Exterior Features | Barbecue, BBQ gas line, Private Yard, Storage |
| Lot Description   | Back Yard, Few Trees                          |
| Roof              | Asphalt                                       |
| Construction      | Stucco, Wood Frame                            |
| Foundation        | Poured Concrete                               |

### **Additional Information**

|             |                   |
|-------------|-------------------|
| Date Listed | August 26th, 2025 |
| Zoning      | R-GEN             |

### **Listing Details**

|                |                                  |
|----------------|----------------------------------|
| Listing Office | Century 21 Foothills Real Estate |
|----------------|----------------------------------|

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