

# \$289,900 - 10006 100 Street, Nampa

MLS® #A2150708

**\$289,900**

3 Bedroom, 2.00 Bathroom, 1,671 sqft  
Residential on 0.15 Acres

Northern Sunrise County, Nampa, Alberta

Classis charm yet modern conveniences! Walk through the door and be amazed at how well the original 1930's refinished hardwood floors blend seamlessly with the fresh, bright kitchen. This is the focal point of this fantastic, cozy home and it opens wide to the living room and dining room. With everything all in one space, you can host the largest of gatherings and keep the ones you love most close by. Super high ceilings add to the overall feeling of space and allow for extra tall cabinetry to give you extra storage. The island is oversized and there is also a handy pantry. Down the hall you will find three bedrooms and two bathrooms. The primary suite is extra roomy and has a gorgeous ensuite and huge walk-in closet. The other two bedrooms are also very large and the main floor bath is fresh and bright. Rounding out the rest of the first level is the very conveniently located main floor laundry that is just off the kitchen. There is a basement with ICF foundation under the newer part of the house, which was built in 2020. Although this space is currently unfinished, there is plenty of room for storage, another family room or media room and there is another bathroom roughed in and ready for finishing. All of the mechanical bits like furnace, electrical, plumbing and on demand hot water heater were updated when the house was built in 2020 and extras like air conditioning make life so much more comfortable here! There is a backyard with 10x10 shed and back alley access making it



easy to add extra parking if necessary. Finally, you will find that your money goes so much further here and taxes in Nampa are very affordable. There is a school, motel, grocery store, day care, gas station and more in this quiet community so you are not sacrificing any of the conveniences you are looking for but the value story here is so strong making it an easy choice! Full of history and heritage but all fully updated and modern. This unique home is a must see so call today to book your private viewing!

Built in 2020

### **Essential Information**

MLS® #	A2150708
Price	\$289,900
Bedrooms	3
Bathrooms	2.00
Full Baths	2
Square Footage	1,671
Acres	0.15
Year Built	2020
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Active

### **Community Information**

Address	10006 100 Street
Subdivision	Northern Sunrise County
City	Nampa
County	Northern Sunrise County
Province	Alberta
Postal Code	T0H 2R0

### **Amenities**

Parking Spaces	2
Parking	Off Street

## Interior

Interior Features	Closet Organizers, Double Vanity, High Ceilings, Kitchen Island, Natural Woodwork, Open Floorplan, Pantry, Soaking Tub, Tankless Hot Water, Sump Pump(s)
Appliances	Central Air Conditioner, Dishwasher, Refrigerator, Washer/Dryer, Microwave Hood Fan
Heating	Forced Air, Natural Gas
Cooling	Central Air
Has Basement	Yes
Basement	Partial, Unfinished

## Exterior

Exterior Features	None
Lot Description	Back Yard, Lawn, Landscaped, Level, Back Lane
Roof	Asphalt Shingle
Construction	Wood Siding, ICFs (Insulated Concrete Forms), Vinyl Siding
Foundation	Poured Concrete, ICF Block

## Additional Information

Date Listed	July 21st, 2024
Days on Market	273
Zoning	R-G

## Listing Details

Listing Office	RE/MAX Northern Realty
----------------	------------------------

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.