

## \$325,000 - 284 Porter Avenue, Millet

MLS® #E4461911

**\$325,000**

4 Bedroom, 1.50 Bathroom, 1,013 sqft

Single Family on 0.00 Acres

Millet, Millet, AB

Pride of ownership shines in this well-kept bungalow on a desirable CORNER LOT in the family-friendly town of Millet. This charming home offers 3beds & full bath on the main floor, cozy living room & open kitchen/dining area—perfect for everyday living. SEPARATE ENTRANCE to the basement leads to a partially finished space featuring a 4th bed, 2PC bath & room to personalize & complete to your needs. House has 2x6 construction with extra insulation & gas hookup still available in the kitchen for stove conversion. Heated & insulated double detached garage (2006) with 220V service. Updates: Dishwasher2023, Fresh gravel driveway2025, & new sidewalk2024. Upgrades in the past 5—10 years: shingles, furnace, hot water tank, siding, stove, fridge, garage, chain-link fence, kitchen cabinets. Great location close to schools, parks, and shopping. Only 15mins to Leduc & 22mins to Edm. Intern. Airport. A solid home with great potential—perfect for families, investors, or first-time buyers! SELLERS ARE ORIGINAL OWNERS

Built in 1983

### Essential Information

MLS® # E4461911

Price \$325,000



|                |                        |
|----------------|------------------------|
| Bedrooms       | 4                      |
| Bathrooms      | 1.50                   |
| Full Baths     | 1                      |
| Half Baths     | 1                      |
| Square Footage | 1,013                  |
| Acres          | 0.00                   |
| Year Built     | 1983                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | Bungalow               |
| Status         | Active                 |

### Community Information

|             |                   |
|-------------|-------------------|
| Address     | 284 Porter Avenue |
| Area        | Millet            |
| Subdivision | Millet            |
| City        | Millet            |
| County      | ALBERTA           |
| Province    | AB                |
| Postal Code | T0C 1Z0           |

### Amenities

|           |                                                                                                                                                                     |
|-----------|---------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Amenities | On Street Parking, Carbon Monoxide Detectors, Detectors Smoke, Exterior Walls- 2"x6", Insulation-Upgraded, No Smoking Home, Parking-Extra, Natural Gas Stove Hookup |
| Parking   | 220 Volt Wiring, Double Garage Detached, Heated, Insulated                                                                                                          |

### Interior

|              |                                                                                                                                                      |
|--------------|------------------------------------------------------------------------------------------------------------------------------------------------------|
| Appliances   | Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer, Window Coverings, TV Wall Mount |
| Heating      | Forced Air-1, Natural Gas                                                                                                                            |
| Stories      | 2                                                                                                                                                    |
| Has Basement | Yes                                                                                                                                                  |
| Basement     | Full, Partially Finished                                                                                                                             |

### Exterior

|                   |                                                                                      |
|-------------------|--------------------------------------------------------------------------------------|
| Exterior          | Wood, Vinyl                                                                          |
| Exterior Features | Back Lane, Corner Lot, Fenced, Low Maintenance Landscape, Playground Nearby, Schools |

|              |                    |
|--------------|--------------------|
| Roof         | Asphalt Shingles   |
| Construction | Wood, Vinyl        |
| Foundation   | Concrete Perimeter |

**Additional Information**

|                |                    |
|----------------|--------------------|
| Date Listed    | October 13th, 2025 |
| Days on Market | 23                 |
| Zoning         | Zone 80            |

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Listing information last updated on November 5th, 2025 at 2:47am MST