



## 5648 52 Street Wabamun AB

\$289,900

Welcome to this charming bungalow nestled in tranquil Wabamun, Alberta. This property is ideally situated on a large corner lot, just a stone's throw away from the lake, offering scenic beauty and recreational opportunities galore. Boasting 1301 square feet of living space on the main level alone, this home is perfect for a growing family or a savvy investor. The main level offers three generously sized bedrooms and a full bathroom, and provides ample space for entertaining. The partially developed basement offers the potential to be transformed into a separate suite. Already equipped with two additional bedrooms, a full bathroom, a second washer and dryer, and its own separate entrance, this space offers an excellent opportunity for rental income or multi-generational living. The basement also features an ICF foundation. Conveniently located, this home provides easy access to the highway, making commuting a breeze. Enjoy the perfect blend of lakeside living and urban convenience. Photos are virtually staged.

Listing Presented By:



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