



## 5105 38 Street Cold Lake AB

\$289,900

This well maintained property is a great starter home in the perfect location, right at the top of the Brady Heights. The private back yard overlooks the beautiful trees and tranquility of the area. The addition of air conditioning in 2023, makes this modestly renovated bi-level even more attractive. Newer hardwood floors shine throughout the main floor and the kitchen has been opened up to the living room to create that GREAT room feeling. In 2023, the deck was built and expanded to create a 20' x 16' outdoor space - just step straight out of the house and enjoy some down time while marveling at nature in peace and quite. The downstairs boast a beautiful new bathroom, with walk in shower and another bedroom, while the remainder awaits your finishing touches. The new fence has RV gates, with ample room in the yard to park all of your extras. Don't wait, CHECK IT OUT TODAY!!

Listing Presented By:



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