



## Rural Parkland County Alberta

\$75,000

Well-located 1,127 sq ft home built in 1984. Step into a bright, open-concept living space where the kitchen, dining, & living areas come together for comfortable everyday living. The kitchen offers good functionality with built-in wall ovens, dishwasher, newer counter cooktop, fridge, & ample light. This home features 3 bedrms, including a generous primary bedrm, a full bathrm, & a convenient Jack-&-Jill half bath serving the additional bedrms. Front-load washer & dryer add everyday practicality. Outside, enjoy a nicely landscaped & fenced yard with a large deck, storage shed, & parking for 2 vehicles. Ideally located near K-4 school, parks, playgrounds, walking trails, a convenience store, & fire hall. Updates include roof, shingles (2022), windows within the last 10 years, kitchen sink & plumbing (2024), new furnace (Jan 2026), & several newer appliances. While some cosmetic updates & fresh paint would add value, this home offers solid features, important upgrades, & the opportunity to make it your own. (id:6769)

Living room 4.52 m X 3.66 m

Dining room 4.52 m X 2.13 m

Kitchen 4.52 m X 4.2 m

Primary Bedroom 4.52 m X 3.87 m

Bedroom 2 3.39 m X 2.56 m

Bedroom 3 3.39 m X 2.36 m

Listing Presented By:



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