



## 2930 Moray Street Armstrong British Columbia

Armstrong/ Spall.

**\$499,900**



Whether you're a first-time homebuyer, an investor, or someone looking to create a personalized living space, this property provides the perfect foundation. Situated on a quiet and desirable street, this home is conveniently located close to schools and parks, making it an excellent choice for families. The main floor boasts two bedrooms, two full bathrooms, and an open concept kitchen/dining/living room. Additionally, the convenient laundry/mudroom is perfectly placed for easy access to the covered back deck and backyard, adding to the home's functional appeal. Downstairs, there are two additional rooms, each featuring small windows that allow natural light to warm the space. These rooms offer the flexibility to be used as extra bedrooms, a home office, or den. The downstairs area also includes a small family room, thoughtfully designed with ample cupboard and shelving space, previously used for train tracks and gaming equipment. The property includes a covered carport with a removable post, providing vehicle access to the backyard - perfect for storing larger items. An attached workshop with natural gas heat and a small bathroom (currently without a toilet) offers a dedicated space for projects or hobbies. A large walk-up attic provides abundant storage space. The flat, semi-private backyard is a true oasis, featuring a garden, sandbox and fruit trees. Embrace the opportun...



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