

\$309,900 - 28 Opal Close, Lacombe

MLS® #A2091194

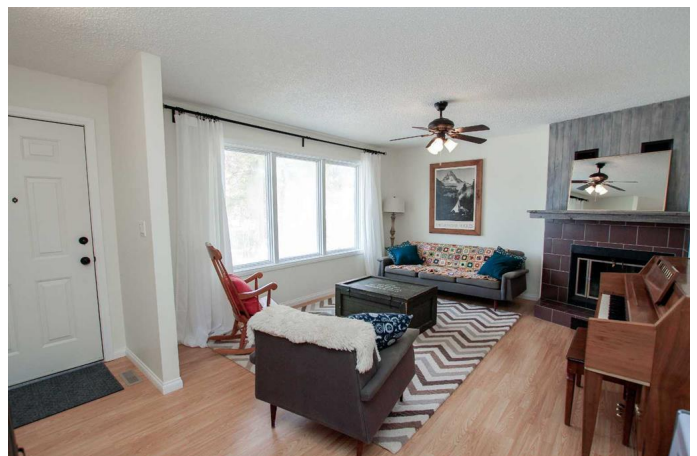
\$309,900

4 Bedroom, 2.00 Bathroom, 1,191 sqft

Residential on 0.13 Acres

Hearthstone, Lacombe, Alberta

FULLY DEVELOPED 4 BED, 2 BATH BUNGALOW ~ 22' x 16' DETACHED GARAGE ~ IMMEDIATE POSSESSION AVAILABLE ~ LOCATED NEXT TO A TREED WALKING TRAIL ~ Large front yard and an updated exterior offers eye catching curb appeal to this well cared for home ~ The living room features a cozy fireplace with a raised hearth, tile surround and a mantle and has an oversized picture window that overlooks the front yard and allows for tons of natural light ~ The kitchen has plenty of cabinets, ample counter space, window above the sink and opens to the dining space with sliding patio doors that lead to the deck and backyard ~ The primary bedroom can easily accommodate a king bed plus multiple pieces of furniture and has a cheater door to the spacious 4 piece main bathroom with built in linen shelving ~ 2 additional main floor bedrooms are conveniently located across from the primary bedroom and bathroom ~ Separate rear entrance leads to the basement and offers easy access to the garage ~ The fully finished basement with operational in floor heat is perfect for entertaining in the massive family room with a stone faced fireplace, reading nook and a wet bar ~ 4th bedroom is a generous size and has a walk in closet with built in closet organizers ~ Spa like bathroom with a large corner jetted tub ~ Storage room has built in shelving and clothing rods ~ The backyard is landscaped, has enclosed storage below the deck, is fenced with wood look vinyl



fencing and has a gate leading to the walking path ~ Other updates to this home include: new siding (garage and house), new shingles (garage and house), freshly painted throughout with modern neutral colours ~ Excellent location; quiet cul-de-sac with easy access to schools, parks, playgrounds, shopping and all if the great amenities downtown Lacombe has to offer ~ Pride of ownership is evident!

Built in 1979

Essential Information

MLS® #	A2091194
Price	\$309,900
Sold Price	\$309,900
Bedrooms	4
Bathrooms	2.00
Full Baths	2
Square Footage	1,191
Acres	0.13
Year Built	1979
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Sold

Community Information

Address	28 Opal Close
Subdivision	Hearthstone
City	Lacombe
County	Lacombe
Province	Alberta
Postal Code	T4L 1P9

Amenities

Utilities	Cable Connected, Electricity Connected
Parking Spaces	3

Parking	Additional Parking, Driveway, Garage Door Opener, Garage Faces Front, Insulated, Off Street, See Remarks, Single Garage Detached
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Interior

Interior Features	Central Vacuum, Chandelier, Closet Organizers, Laminate Counters, Pantry, Separate Entrance, Storage, Walk-In Closet(s), Wet Bar
Appliances	Dishwasher, Refrigerator, See Remarks, Stove(s), Washer/Dryer, Window Coverings
Heating	In Floor, Forced Air, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	2
Fireplaces	Family Room, Living Room, Mantle, Raised Hearth, See Remarks, Stone, Tile, Wood Burning
Has Basement	Yes
Basement	Separate/Exterior Entry, Finished, Full

Exterior

Exterior Features	Garden, Private Entrance, Private Yard
Lot Description	Back Yard, Backs on to Park/Green Space, Cul-De-Sac, Front Yard, Garden, No Neighbours Behind, Landscaped, Level, See Remarks
Roof	Asphalt Shingle
Construction	Vinyl Siding, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	November 2nd, 2023
Date Sold	November 18th, 2023
Days on Market	15
Zoning	R1
HOA Fees	0.00

Listing Details

Listing Office	Lime Green Realty Inc.
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