

\$194,900 - 117 2 Street Sw, Sundre

MLS® #A2104389

\$194,900

3 Bedroom, 1.00 Bathroom, 1,061 sqft

Residential on 0.17 Acres

NONE, Sundre, Alberta

YOU CAN HUFF, AND YOU CAN PUFF, BUT YOU CAN'T BLOW THIS ONE DOWN! BRAND NEW UPDATES as of January 2024 including NEW ROOF, R40 Attic Insulation, Roof Vents, New Smoke/C02 Detectors, & Updated Electrical, just to name a few! Cute Bungalow with 3 bedrooms and a full 4-piece bath. Great West facing front living room with large picture window, & so much room to set up your furniture! Off the living room is where you will find the large kitchen with eating area, with tons of counter & cupboard space. On one side of the kitchen is where you'll find the primary bedroom. On the other side of the home is where you'll find 2 more bedrooms & the 4-piece bathroom. There is a partially developed basement that houses the laundry and utility room, plus storage. The backyard is ENORMOUS and currently has a single detached garage that is wired and insulated! If a single garage isn't big enough for your needs, there is more than enough room to build the garage of your dreams AND still have a yard that most only dream of. Large mature trees give a great mix of shade & sunshine, & the property is fully landscaped. Room for 2-legged and 4-legged kids to run around & play. Room to plant the garden of your dreams to feed your family year-round! This property makes a FANTASTIC AFFORDABLE HOME FOR YOU or a GREAT & AFFORDABLE Income Property OR AIRBnB Vacation Rental Property! Home Is Where Your Story



Begins!â€•

Built in 1965

Essential Information

MLS® #	A2104389
Price	\$194,900
Sold Price	\$185,000
Bedrooms	3
Bathrooms	1.00
Full Baths	1
Square Footage	1,061
Acres	0.17
Year Built	1965
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Sold

Community Information

Address	117 2 Street Sw
Subdivision	NONE
City	Sundre
County	Mountain View County
Province	Alberta
Postal Code	T0M 1X0

Amenities

Parking Spaces	6
Parking	Off Street, Parking Pad, RV Access/Parking, Single Garage Detached

Interior

Interior Features	Laminate Counters, Storage, Vinyl Windows
Appliances	Dryer, Electric Stove, Range Hood, Refrigerator, Washer
Heating	Forced Air, Natural Gas
Cooling	None
Has Basement	Yes
Basement	Partial, Partially Finished

Exterior

Exterior Features	Private Entrance, Private Yard, Storage
Lot Description	Back Lane, Lawn, No Neighbours Behind, Landscaped, Level, Many Trees, Rectangular Lot
Roof	Asphalt Shingle
Construction	Stucco, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	January 30th, 2024
Date Sold	February 11th, 2024
Days on Market	12
Zoning	C1
HOA Fees	0.00

Listing Details

Listing Office	CIR Realty
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