

# \$199,900 - 418 7 Avenue E, Oyen

MLS® #A2104577

**\$199,900**

4 Bedroom, 3.00 Bathroom, 1,232 sqft

Residential on 0.17 Acres

NONE, Oyen, Alberta

4 Bedroom, 3 Bath home located on a family friendly street in Oyen, AB! At 1232 square feet, this property has an open concept walk around floor plan. Main level has a front and side entrance. Side porch opens to a spacious area that has a large closet and hand washing sink. Conveniently placed main floor laundry room with extra storage. Kitchen is built around a corner with a view to the dining and living room. Living room is spacious with a bright south facing bay window with a view to the ball diamonds. The primary bedroom has his and her closet space, elongated windows, and a two piece ensuite. A large four piece bathroom sits adjacent to the second main level bedroom. Basement is fully finished with a large family room excellent for entertaining. The basement has two bedrooms and a 3 piece bath. A large cold room with built in shelving could second as additional storage. Property has large detached garage with a separate heated wood working area which is ideal for keeping all tools organized in one area. Back yard faces walking/running track, school, and playground. This home & garage have new asphalt shingles, repainted Masonite siding, new outdoor lights and soon to be new garage door. Situated on a desirable street within close proximity to golf course, ball diamonds, swimming pool, playground, school, and hospital. Book your showing today! This property is patiently waiting for its new owner.



Built in 1993

## Essential Information

|                |             |
|----------------|-------------|
| MLS® #         | A2104577    |
| Price          | \$199,900   |
| Sold Price     | \$195,000   |
| Bedrooms       | 4           |
| Bathrooms      | 3.00        |
| Full Baths     | 2           |
| Half Baths     | 1           |
| Square Footage | 1,232       |
| Acres          | 0.17        |
| Year Built     | 1993        |
| Type           | Residential |
| Sub-Type       | Detached    |
| Style          | Bungalow    |
| Status         | Sold        |

## Community Information

|             |                |
|-------------|----------------|
| Address     | 418 7 Avenue E |
| Subdivision | NONE           |
| City        | Oyen           |
| County      | Special Area 3 |
| Province    | Alberta        |
| Postal Code | T0J2J0         |

## Amenities

|                |                                                                                                                                                                                  |
|----------------|----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Utilities      | Electricity Available, Natural Gas Available, Garbage Collection, High Speed Internet Available, Phone Available, Satellite Internet Available, Sewer Connected, Water Connected |
| Parking Spaces | 6                                                                                                                                                                                |
| Parking        | Driveway, Garage Door Opener, Garage Faces Front, Heated Garage, Off Street, Paved, RV Access/Parking, Shared Driveway, Single Garage Detached, Workshop in Garage               |

## Interior

|                   |                                                                                                                            |
|-------------------|----------------------------------------------------------------------------------------------------------------------------|
| Interior Features | Bookcases, Ceiling Fan(s), Closet Organizers, Laminate Counters, Open Floorplan, Separate Entrance, Storage, Vinyl Windows |
| Appliances        | Dishwasher, Dryer, Refrigerator, Stove(s), Washer                                                                          |
| Heating           | Forced Air, Natural Gas                                                                                                    |

|              |                |
|--------------|----------------|
| Cooling      | None           |
| Has Basement | Yes            |
| Basement     | Finished, Full |

## Exterior

|                   |                                                                                                                                                                                                  |
|-------------------|--------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Exterior Features | Garden, Private Yard                                                                                                                                                                             |
| Lot Description   | Back Lane, Back Yard, Backs on to Park/Green Space, Fruit Trees/Shrub(s), Front Yard, Lawn, Garden, No Neighbours Behind, Landscaped, Standard Shaped Lot, Street Lighting, Native Plants, Paved |
| Roof              | Asphalt Shingle                                                                                                                                                                                  |
| Construction      | Masonite, Wood Frame                                                                                                                                                                             |
| Foundation        | Wood                                                                                                                                                                                             |

## Additional Information

|                |                    |
|----------------|--------------------|
| Date Listed    | January 30th, 2024 |
| Date Sold      | April 18th, 2024   |
| Days on Market | 79                 |
| Zoning         | R-1                |
| HOA Fees       | 0.00               |

## Listing Details

|                |                          |
|----------------|--------------------------|
| Listing Office | Big Sky Real Estate Ltd. |
|----------------|--------------------------|

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