

# \$175,000 - 107 5 Avenue S, Vulcan

MLS® #A2151613

## \$175,000

2 Bedroom, 1.00 Bathroom, 987 sqft  
Residential on 0.13 Acres

NONE, Vulcan, Alberta

At over 980 sq. ft., this charming 2-bedroom detached home punches above its weight at only \$175,000! This characterful 1940s bungalow is located in an older neighborhood of Vulcan, on a picturesque street that will appeal to many. Whether you're starting up, sizing down, or looking for a rental property, this home can comfortably accommodate your needs. It features some original period elements such as doors, kitchen cabinetry, and a cast iron heating grate. Additionally, it has a brand-new roof installed just last year.

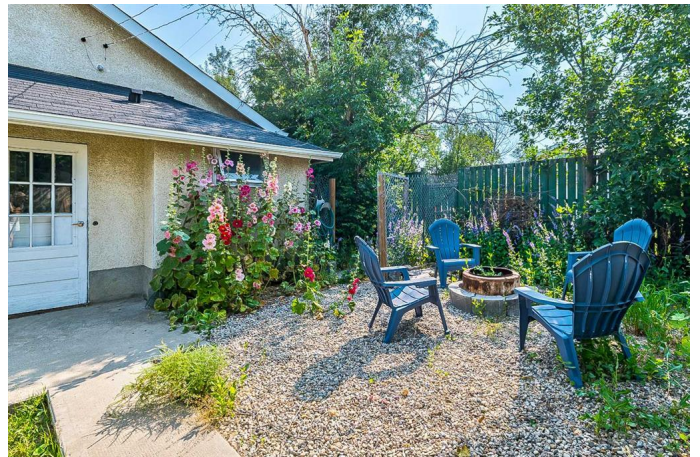
The rear garden, with its perfect southwesterly aspect, is adorned with flowers, shrubs, and trees, providing a natural backdrop for lazy morning breakfasts or leisurely evening cocktails. The lot is generous, measuring approximately 100 ft. x 55 ft. The detached single garage faces the lane and offers valuable additional storage.

Vulcan is a vibrant community rich in amenities, including an excellent supermarket, hospital, golf course, pool, and much more. It offers the quintessential small-town community feel without compromising on convenience.

Built in 1940

## Essential Information

MLS® #	A2151613
Price	\$175,000



Sold Price	\$170,000
Bedrooms	2
Bathrooms	1.00
Full Baths	1
Square Footage	987
Acres	0.13
Year Built	1940
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Sold

### Community Information

Address	107 5 Avenue S
Subdivision	NONE
City	Vulcan
County	Vulcan County
Province	Alberta
Postal Code	T0L 2B0

### Amenities

Parking Spaces	3
Parking	Parking Pad, Single Garage Detached

### Interior

Interior Features	Ceiling Fan(s)
Appliances	Electric Stove, Range Hood, Refrigerator
Heating	Forced Air
Cooling	None
Has Basement	Yes
Basement	Partial, Unfinished

### Exterior

Exterior Features	Garden
Lot Description	Back Yard, Front Yard, Lawn, Garden, Landscaped, Treed
Roof	Asphalt Shingle
Construction	Concrete, Stucco, Wood Frame
Foundation	Poured Concrete

### Additional Information

Date Listed	July 28th, 2024
Date Sold	August 15th, 2024
Days on Market	18
Zoning	R1
HOA Fees	0.00

**Listing Details**

Listing Office            RE/MAX First

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