

# \$264,900 - 359 48 Avenue W, Claresholm

MLS® #A2128938

**\$264,900**

2 Bedroom, 2.00 Bathroom, 1,090 sqft  
Residential on 0.11 Acres

NONE, Claresholm, Alberta

Motivated seller, open to any offer! This bungalow was upgraded in 2021 with a new kitchen and stainless appliances, upgraded windows and insulation, newer water tank. Large rear deck 8' x 23'. 4 car RV concrete driveway. Currently leased for \$1250 per month. The tenant may stay longer if desired.

Built in 1945

## Essential Information

MLS® #	A2128938
Price	\$264,900
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	1,090
Acres	0.11
Year Built	1945
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Active

## Community Information

Address	359 48 Avenue W
Subdivision	NONE
City	Claresholm
County	Willow Creek No. 26, M.D. of
Province	Alberta



Postal Code T0L 0T0

### **Amenities**

Parking Spaces 4

Parking Driveway, Off Street, Parking Pad

### **Interior**

Interior Features Ceiling Fan(s)

Appliances Dishwasher, Electric Stove, Microwave, Refrigerator, Washer/Dryer

Heating Forced Air, Natural Gas

Cooling Other

Basement None

### **Exterior**

Exterior Features Fire Pit, Private Entrance

Lot Description Back Lane, Back Yard, Front Yard, Lawn, Level, Street Lighting

Roof Asphalt Shingle

Construction Concrete, Wood Frame

Foundation Poured Concrete

### **Additional Information**

Date Listed May 3rd, 2024

Days on Market 314

Zoning R-1

### **Listing Details**

Listing Office CIR Realty

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