

**113 2nd Avenue E
Delia, Alberta****MLS # A2255202****\$124,900**

Division:	NONE		
Type:	Residential/House		
Style:	Bungalow		
Size:	884 sq.ft.	Age:	1926 (100 yrs old)
Beds:	2	Baths:	1
Garage:	Alley Access, Attached Carport, Single Garage Detached		
Lot Size:	0.14 Acre		
Lot Feat:	Back Lane, Rectangular Lot		

Heating:	Forced Air, Natural Gas	Water:	-
Floors:	Laminate	Sewer:	-
Roof:	Metal	Condo Fee:	-
Basement:	None	LLD:	-
Exterior:	Vinyl Siding	Zoning:	R
Foundation:	Poured Concrete	Utilities:	-
Features:	Ceiling Fan(s)		

Inclusions: Shed

Cute & Cozy! This 2 bedroom, 1 bath, home offers 884 sq.ft of comfortable living space with a functional layout that includes a primary bedroom with spacious walk-in closet, flex area, laundry & back porch with access to the convenient car port. Upgrades include windows, siding, metal roof, furnace, electrical and flooring. A single car garage with attached workshop adds great potential, needing TLC to make it your perfect project or hobby space. This Cute & Cozy Home is located in the Village of Delia which offers all your basic amenities. Delia is nestled at the base of the Handhills and is a Wonderful Friendly Community that Values Small Town Living!