

**5117 Norfolk Avenue
Coronation, Alberta****MLS # A2277463****\$89,900****Division:** NONE**Type:** Residential/House**Style:** Bungalow**Size:** 1,452 sq.ft. **Age:** 1912 (114 yrs old)**Beds:** 3 **Baths:** 1**Garage:** Off Street**Lot Size:** 0.20 Acre**Lot Feat:** Back Lane, Back Yard, Front Yard, Many Trees

Heating:	Forced Air	Water:	-
Floors:	Hardwood, Laminate	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Partial	LLD:	-
Exterior:	Stucco, Wood Frame	Zoning:	R
Foundation:	See Remarks	Utilities:	Electricity Connected, Natural Gas Connected, Garbage
Features:	High Ceilings, Open Floorplan, Soaking Tub, Storage		
Inclusions:	n/a		

Charming 3-Bedroom Home With Incredible Potential! Discover the opportunity to transform this 3-bedroom, 1-bathroom home into the perfect blend of character and modern comfort. Offering 1,452 sq ft of living space and impressive 9-foot ceilings, this property is filled with natural light and a spacious, airy feel that's hard to find. Much of the heavy lifting has already been done — electrical and plumbing have been updated, giving you peace of mind as you focus on the fun part: bringing your design vision to life.