

**300 2 Street S
Marwayne, Alberta****MLS # A2284346****\$174,900**

Division:	Marwayne		
Type:	Residential/House		
Style:	Bungalow		
Size:	814 sq.ft.	Age:	1960 (66 yrs old)
Beds:	2	Baths:	1
Garage:	Gravel Driveway, None		
Lot Size:	0.15 Acre		
Lot Feat:	Lawn, Rectangular Lot, Treed		

Heating:	Forced Air, Natural Gas	Water:	-
Floors:	Laminate, Tile	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Crawl Space	LLD:	-
Exterior:	Stone, Vinyl Siding, Wood Frame	Zoning:	R1
Foundation:	Poured Concrete	Utilities:	-
Features:	See Remarks		

Inclusions: N/A

This is an absolute beauty home... All first time home owners or empty nesters need to come and visit, and see what this property has to offer. this home was completely renovated approximately 5 years ago and shows more like newer home that the age it is advertised. The list of improvements five years ago is long: siding, fascia, eavestrough, flooring, windows, furnace, plumbing, electrical, kitchen cabinets, bathroom, deck and so much more. Add to this a newer fence and hot water tank approximately 2 years ago, and you will see why you need to come and view this one of a kind property in the small community of Marwayne. With 814 square feet of living space, this 2 bedroom open concept home is immaculate - just move in and enjoy - no deferred maintenance here!! Listing Realtor is a relative to the seller.