

**802 Bayview Crescent
Strathmore, Alberta**

MLS # A2192882



\$369,000

Division:	Brentwood_Strathmore		
Type:	Residential/Manufactured House		
Style:	Bungalow		
Size:	1,359 sq.ft.	Age:	1977 (48 yrs old)
Beds:	5	Baths:	4
Garage:	Additional Parking, Driveway, Front Drive, Garage Door Opener, Off Street, O		
Lot Size:	0.12 Acre		
Lot Feat:	Back Yard, City Lot, Corner Lot, Front Yard, Private, Street Lighting		

Heating:	Forced Air, Natural Gas	Water:	-
Floors:	Carpet, Laminate, Linoleum	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Finished, Full, Suite	LLD:	-
Exterior:	Composite Siding	Zoning:	MHS
Foundation:	Poured Concrete	Utilities:	-
Features:	Bar, Central Vacuum, No Animal Home, No Smoking Home, Open Floorplan, Separate Entrance		

Inclusions: There are two dishwashers, two refrigerators, three bar fridges and two countertop convection ovens

PRICE REDUCED!!!Attention investors and potential homeowners, this 5-bedroom, 4-bathroom bungalow is on a large 500 metre corner lot and features a 14'x30' garage, a 10'x30' deck, and a fully developed, 1,253 sq ft basement. This a great house for large families or those wanting roommates or tenants as there are three bedroom two bathrooms on the main floor and two bedrooms and two bathrooms the basement that each have their own living room and kitchen areas and are easily accessed by the back door entrance of the house which can be shared with the whole house or can be used exclusively by those with living in the basement giving the option of private entrances and privacy amongst occupants. Whether you need space for the kids, in-laws, roommates, tenants, or hobbies, or home office or workspace the basement offers endless possibilities. The main floor includes 3 bedrooms and 2 bathrooms. It boasts a bright, open concept of living and dining area with large windows and a skylight, creating a welcoming and warm atmosphere. The spacious primary bedroom can accommodate a king-sized bed and features a 4-piece ensuite and a large closet. Two additional bedrooms and a full bathroom complete the main floor, offering plenty of space. The back door of the house can also be used as a separate entrance for the basement users. In addition to the garage, there is a double-wide cement pad and ample parking space at the back of the property. There is plenty of room for residents to park their vehicles or for those who enjoy working on multiple vehicles. Majority of the back yard is fenced for some privacy. The washer and dryer, furnace, and hot water tank are in a separate enclosed room in the basement. The hot water tank was replaced a year and a half ago. Additionally, there is space to add laundry upstairs. Ideally

located within walking distance to schools and shopping, yet far enough to avoid the noise and traffic. Don't miss out on this fantastic opportunity! If you are planning on financing your purchase, please notify your mortgage specialist of these details which could help to fast track the approval process. This home a modular home (not a mobile home) -on its own foundation -you would own both the home and the land which is a large 500 metre lot!