

243 Baker Street
Hinton, Alberta

MLS # A2202097



\$400,000

Division:	Hardisty		
Type:	Residential/Duplex		
Style:	2 Storey, Attached-Side by Side		
Size:	1,135 sq.ft.	Age:	1998 (27 yrs old)
Beds:	3	Baths:	2 full / 1 half
Garage:	Alley Access, Double Garage Detached, Parking Pad, RV Access/Parking		
Lot Size:	0.08 Acre		
Lot Feat:	Back Lane, Back Yard, Low Maintenance Landscape, Rectangular Lot		

Heating:	Forced Air, Natural Gas	Water:	Public
Floors:	Carpet, Laminate, Linoleum, Tile	Sewer:	Public Sewer
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full, Partially Finished	LLD:	-
Exterior:	Vinyl Siding, Wood Frame	Zoning:	R-S3
Foundation:	Poured Concrete	Utilities:	Electricity Connected, Natural Gas Connected
Features:	Closet Organizers, Storage, Walk-In Closet(s)		

Inclusions: N/A

A clean and well-kept half duplex with a double detached garage and ample parking. The main floor features a spacious front entry-way which is open to the bright front living room. Kitchen and dining room along with a half bath round out the main level. Upstairs, there are 3 bedrooms including the primary with 3pc ensuite bath and walk-in closet. There is also another full bathroom on the upper level. The laundry room is in the partly developed basement which leaves room for your finishing touches and adding a bit of sweat equity. The large rear patio makes for a low-maintenance back yard and there's asphalt parking pads in the front and back with alley access and room for a large RV. This home is in a great location close to valley amenities, river side walking trails, and green spaces such as Mary Reimer Park and the Hinton Dog Park.