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298 1 Avenue NW
Glenwood, Alberta

MLS # A2348325



$449,900

Division:	NONE		
Type:	Residential/House		
Style:	Bungalow		
Size:	1,405 sq.ft.	**Age:**	1967 (59 yrs old)
Beds:	5	**Baths:**	2
Garage:	Single Garage Attached		
Lot Size:	1.01 Acres		
Lot Feat:	Front Yard, Lawn, Many Trees, Private		

Heating:	Forced Air	**Water:**	-
Floors:	Carpet, Laminate, Linoleum	**Sewer:**	-
Roof:	Asphalt Shingle	**Condo Fee:**	-
Basement:	Full	**LLD:**	-
Exterior:	Brick	**Zoning:**	R
Foundation:	Poured Concrete	**Utilities:**	-
Features:	Built-in Features, Ceiling Fan(s), Laminate Counters		

Inclusions: Fridge, stove, dishwasher, washer, dryer, all window coverings, garage door opener and remote(s), garage fridge, garage deep freeze

Looking for a little more room to breathe? Welcome to 298 1 Avenue NW in Glenwood, sitting on a FULL ACRE with plenty of space inside and out! This 5-bedroom, 2-bathroom bungalow is such a great setup for family living, with three bedrooms all on the main floor so the little ones can stay close while still giving everyone their own space. The bright, functional main floor is filled with natural light and has seen plenty of recent updates, including new flooring through the kitchen, dining room, living room and primary bedroom, new carpet in the other two upstairs bedrooms, fresh paint throughout the main floor and downstairs bedrooms, and updated lighting throughout the home! Downstairs, the massive basement gives you a ton of additional living space, stays beautifully cool through the summer, and has a gas fireplace to keep things cozy all winter. With two additional bedrooms, a bathroom and its own separate entrance, there may also be some exciting potential for a future short or long-term suite! Outside, the huge fully fenced yard is made for kids and pets, with mature trees providing shade throughout the day and loads of room for a garden, toys, animals or whatever else acreage life has you dreaming about. If a true hobby farm or big garden is calling your name, there’s already a greenhouse and garden bed ready to go, plus a lovely cold room downstairs just waiting to be stocked with freshly canned goods from your own backyard! Add in the single attached garage and plenty of storage, and there’s room here to really make the property your own. And if you’ve always wanted to kick off your acreage era with a couple of goats, you’re in luck… the sellers have two that can stay with the property if the buyers want them!

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