



**GRASSROOTS**  
REALTY GROUP

1-833-477-6687  
aloha@grassrootsrealty.ca

**5420 Willock Crescent  
Swan Hills, Alberta**

**MLS # A2245820**



**\$86,900**

<b>Division:</b>	NONE		
<b>Type:</b>	Residential/House		
<b>Style:</b>	Bungalow		
<b>Size:</b>	1,092 sq.ft.	<b>Age:</b>	1965 (60 yrs old)
<b>Beds:</b>	3	<b>Baths:</b>	1
<b>Garage:</b>	Off Street, Single Garage Detached		
<b>Lot Size:</b>	0.26 Acre		
<b>Lot Feat:</b>	Back Yard, Private, Rectangular Lot, Treed		

**Heating:** Forced Air, Natural Gas

**Floors:** Carpet, Linoleum

**Roof:** Metal

**Basement:** Full, Unfinished

**Exterior:** Concrete, Stucco, Wood Frame

**Foundation:** Poured Concrete

**Features:** Ceiling Fan(s), Vinyl Windows

**Water:** -

**Sewer:** -

**Condo Fee:** -

**LLD:** -

**Zoning:** R1

**Utilities:** -

**Inclusions:** Shed

Affordable Starter! Located close to schools and downtown shopping on a massive 11279 sq ft lot allowing extra privacy and parking. This 3 bedroom bungalow has newer vinyl widows upstairs (except for 3) metal roof and a great layout. The basement is open for future development. The detached 14x24 garage also has a metal roof. This bright home comes with appliances and can allow a quicker possession.