



**720 9 Street SW**  
**Slave Lake, Alberta**

**MLS # A2259417**



**\$429,900**

<b>Division:</b>	NONE		
<b>Type:</b>	Residential/House		
<b>Style:</b>	Bi-Level		
<b>Size:</b>	1,282 sq.ft.	<b>Age:</b>	1994 (32 yrs old)
<b>Beds:</b>	5	<b>Baths:</b>	3
<b>Garage:</b>	Double Garage Attached, Parking Pad		
<b>Lot Size:</b>	0.17 Acre		
<b>Lot Feat:</b>	Back Yard, Cul-De-Sac, Few Trees, Front Yard, Irregular Lot, Lawn, Private, S		

<b>Heating:</b>	Forced Air, Natural Gas	<b>Water:</b>	-
<b>Floors:</b>	Carpet, Hardwood, Linoleum, Tile	<b>Sewer:</b>	-
<b>Roof:</b>	Asphalt Shingle	<b>Condo Fee:</b>	-
<b>Basement:</b>	Full	<b>LLD:</b>	-
<b>Exterior:</b>	Vinyl Siding, Wood Frame	<b>Zoning:</b>	R1A
<b>Foundation:</b>	Poured Concrete	<b>Utilities:</b>	-
<b>Features:</b>	Ceiling Fan(s), French Door, Separate Entrance		

**Inclusions:** downstairs fridge & stove

In this desirable SW cul de sac location sits a bi level home boasting pride of ownership! Spacious oak kitchen with plenty of cupboard space, excess room for entertaining, cozy living room with a gas fireplace, 3 nice size bedrooms up with master having a walk in closet and ensuite, downstairs boasts a bright family room, den 2 bedrooms, full bath, Mother in law suite with direct access from outside. Upgrades include; fence replaced preexisting fence 2020, vinyl plank 2024, carpet downstairs & on stairs June 2025. Front and back yard showcasing many trees, shrubs, attached heated garage, closed in deck allows you to enjoy the serenity of your back yard, while relaxing! This is a great family home!