



**217 1 Street N  
Lomond, Alberta**

**MLS # A2271030**



**\$144,000**

<b>Division:</b>	NONE		
<b>Type:</b>	Residential/House		
<b>Style:</b>	Bungalow		
<b>Size:</b>	742 sq.ft.	<b>Age:</b>	1920 (106 yrs old)
<b>Beds:</b>	1	<b>Baths:</b>	1
<b>Garage:</b>	Single Garage Detached		
<b>Lot Size:</b>	0.28 Acre		
<b>Lot Feat:</b>	Back Lane, City Lot		

<b>Heating:</b>	Forced Air, Natural Gas	<b>Water:</b>	Public
<b>Floors:</b>	Hardwood, Linoleum	<b>Sewer:</b>	-
<b>Roof:</b>	Asphalt Shingle	<b>Condo Fee:</b>	-
<b>Basement:</b>	Partial	<b>LLD:</b>	-
<b>Exterior:</b>	Vinyl Siding, Wood Frame	<b>Zoning:</b>	Res
<b>Foundation:</b>	Poured Concrete	<b>Utilities:</b>	-
<b>Features:</b>	See Remarks		

**Inclusions:** 2 Refrigerators, Large Shed.

Welcome to the Village of Lomond, just 30 minutes east of Vulcan, Ab., and about a one hour drive to Lethbridge This one Bedroom, large Living Room, Kitchen, 4pce Bathroom and a Laundry Room - all on the main Floor - is situated on a very large (100' x 120') well Treed Lot, including Cherry Trees and Lilac Bushes, with plenty of Privacy to enjoy quiet and relaxed living at the north edge of this charming small Prairie Town. Lomond offers a friendly environment with a Store, School (K to Grade 12) and a Coffee Shop plus a short distance to nearby Lakes for Boating and Fishing. With some TLC this home can be ideal for retirement or a Weekend Get-away. A single (14'x22') (with Remote Opener) Garage, Shed, plus a Workshop for the Handy Person or Hobby Enthusiast are a great PLUS as well. Note: The age of this home can not be verified.