



5124 52 Avenue S
Viking, Alberta

MLS # A2271035



\$109,000

Division:	NONE		
Type:	Residential/House		
Style:	1 and Half Storey		
Size:	1,239 sq.ft.	Age:	1949 (77 yrs old)
Beds:	3	Baths:	1 full / 1 half
Garage:	Alley Access, Enclosed, Garage Faces Rear, Single Garage Detached		
Lot Size:	0.16 Acre		
Lot Feat:	Back Yard, City Lot, Garden, Lawn		

Heating:	Forced Air, Natural Gas
Floors:	Laminate
Roof:	Asphalt
Basement:	Full
Exterior:	Wood Frame
Foundation:	Other
Features:	High Ceilings, Storage

Water:	-
Sewer:	-
Condo Fee:	-
LLD:	-
Zoning:	R
Utilities:	-

Inclusions: N/A

Looking for a Wonderful Updated Starter Home in a great community? Viking, AB, could be what you have been searching for. This home has 3 bedrooms and 1.5 baths with space for a family to enjoy their activities inside and outside. In the kitchen we have a brand new stove, hood vent, and stand-up freezer. In the north-facing backyard you have a garden space for your future garden, spots for fruit trees and fruit bushes, and still have a spacious backyard to build your kids a play space. There is also enough space to park your vehicle or RV with your back alley access parking area. In Viking everything is minutes away, from the hospital and CARENA (this building houses the hockey arena and library) to restaurants, off-leash dog park, golfing & curling club, ball diamonds, fish pond, outdoor skating rinks, rodeo grounds, campgrounds, banks, attorney, groceries, gas, the RCMP, and many more! This is the reason to call Viking your home! People are friendly, kids love it here, Welcome Home! Home is sold "AS IS, WHERE IS"