



**302 6th Avenue SE
Manning, Alberta**

MLS # A2035284



\$199,000

Division:	NONE		
Type:	Residential/House		
Style:	Bungalow		
Size:	900 sq.ft.	Age:	1964 (60 yrs old)
Beds:	4	Baths:	2
Garage:	Off Street		
Lot Size:	0.14 Acre		
Lot Feat:	Back Yard, Few Trees, Front Yard, Lawn, Landscaped, Street Lighting		

Heating:	Forced Air, Natural Gas	Water:	-
Floors:	Laminate, Tile, Vinyl	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Finished, Full	LLD:	-
Exterior:	Concrete, Stucco, Wood Frame, Wood Siding	Zoning:	R2
Foundation:	Poured Concrete	Utilities:	-
Features:	Ceiling Fan(s), Jetted Tub, See Remarks		

Inclusions: none

Located on a quiet street just one block to the school and downtown core, this recently renovated home is perfect for the whole family! This home boasts an open floor plan with plenty of natural lighting. Many of the new updates include new kitchen cabinets and tiled backsplash, electric stove, vinyl plank flooring on the main level and in part of the basement, shingles, stippled ceiling, plumbed entryway for washing machine and electrical. Past updates are the windows, dishwasher, exterior doors electric hot water heater and the flooring in the family room and one bedroom in the basement. The basement is mostly finished with a 3-piece bathroom and laundry area.