



26, 1st Avenue SW
Joussard, Alberta

MLS # A2138422



\$289,900

Division: NONE

Type: Residential/House

Style: Bi-Level

Size: 872 sq.ft. **Age:** 2000 (26 yrs old)

Beds: 2 **Baths:** 2

Garage: Double Garage Detached

Lot Size: 0.22 Acre

Lot Feat: Back Yard

Heating: Forced Air

Water: -

Floors: Linoleum

Sewer: -

Roof: Asphalt Shingle

Condo Fee: -

Basement: Full, Partially Finished

LLD: -

Exterior: Vinyl Siding

Zoning: Hamlet Residential

Foundation: Wood

Utilities: -

Features: Ceiling Fan(s), High Ceilings, Laminate Counters, No Animal Home, Open Floorplan, Vaulted Ceiling(s), Vinyl Windows

Inclusions: N/A

A 2000-built home and detached garage in the lakefront community of Joussard, Alberta. This bi-level has 872 square feet of living space upstairs and the option to finish the 872 square feet downstairs. The downstairs is partially finished with wall petitions, drywall and a 75% finished second washroom. The open-concept living room, dining room, and kitchen have cathedral ceilings and large windows. The main floor laundry combo back entrance is an added functional bonus. The two-car garage will store your lake toys and the property has full RV hookups for added guests. If living at the lake is calling you: this may be the perfect property to call home. New shingles installed on house July 2025. Call, email, or text today to book your personalized showing.