



**5410 51 Street  
Berwyn, Alberta**

**MLS # A2170029**



**\$55,000**

<b>Division:</b>	NONE		
<b>Type:</b>	Residential/Manufactured House		
<b>Style:</b>	Modular Home		
<b>Size:</b>	1,317 sq.ft.	<b>Age:</b>	1978 (46 yrs old)
<b>Beds:</b>	3	<b>Baths:</b>	1
<b>Garage:</b>	Attached Carport, Driveway		
<b>Lot Size:</b>	0.19 Acre		
<b>Lot Feat:</b>	Back Yard, Garden, Landscaped		

<b>Heating:</b>	Forced Air, Natural Gas	<b>Water:</b>	-
<b>Floors:</b>	Laminate, Other	<b>Sewer:</b>	-
<b>Roof:</b>	Asphalt Shingle, Metal	<b>Condo Fee:</b>	-
<b>Basement:</b>	Partial, Unfinished	<b>LLD:</b>	-
<b>Exterior:</b>	Metal Siding , Vinyl Siding	<b>Zoning:</b>	R1
<b>Foundation:</b>	Other	<b>Utilities:</b>	-
<b>Features:</b>	Ceiling Fan(s)		

**Inclusions:** N/A

This home in Berwyn has space, character and tons of potential. The home is 3 bedroom and 1 bath and features large windows to let in the natural light and a large addition off the back. Outside there is a carport and large fenced yard with a fire pit and a garden area. Located close to a playground, this could be the ideal property for a young family who have some renovation skills and are looking to make a property their own.