

916 3 Street W
Hanna, Alberta

MLS # A2167157



\$139,900

Division:	NONE		
Type:	Residential/Duplex		
Style:	Bungalow, Side by Side		
Size:	1,052 sq.ft.	Age:	1979 (45 yrs old)
Beds:	5	Baths:	1 full / 1 half
Garage:	Double Garage Detached		
Lot Size:	0.20 Acre		
Lot Feat:	Back Lane, Corner Lot		

Heating: Forced Air

Water: -

Floors: Carpet, Laminate, Linoleum

Sewer: -

Roof: Asphalt Shingle

Condo Fee: -

Basement: Finished, Full

LLD: -

Exterior: Vinyl Siding

Zoning: R2

Foundation: Poured Concrete

Utilities: -

Features: Ceiling Fan(s)

Inclusions: N/A

Discover your dream home in this 5-bedroom, 2-bathroom half duplex, ideally situated just minutes from schools and shopping! With a new roof and a double car garage, this property combines comfort and convenience in one fantastic package. It offers a layout designed for growth, featuring 3 bedrooms on the main floor, including a master suite with a walk-in closet and a 4-piece bathroom. The open-concept living area creates a seamless flow between the kitchen, dining, and living spaces, making it perfect for entertaining and family gatherings. The lower level adds even more value with 2 additional bedrooms, a cozy family room, a 2-piece bathroom, and a convenient laundry area. Step outside to your west-facing balcony and enjoy the fully fenced yard, ideal for pets, kids, or gardening. Plus, with no HOA fees, you own your lot and have the freedom to personalize your space without any extra costs. This fantastic property offers incredible value for your investment. Don't miss out-call your realtor today to schedule a viewing and make this spacious duplex your new home!