# \$215,000 - 5412 Fir Crescent, Swan Hills

MLS® #A2195407

## \$215,000

3 Bedroom, 3.00 Bathroom, 1,614 sqft Residential on 0.41 Acres

NONE, Swan Hills, Alberta

Spacious and Versatile Home with Exceptional Features

Don't overlook this incredible opportunity! With over 1,600 square feet of living space on the main floor and a fully finished basement, this home offers ample room for comfortable living. Boasting four bedrooms and three full bathrooms, this property is designed for both relaxation and functionality.

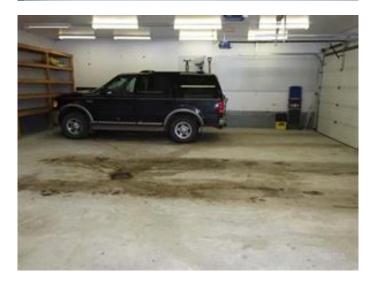
The inviting living spaces include a large country kitchen, dining area, living room, and a cozy family room complete with a wood fireplace. Enjoy the extensive deck overlooking a generous 17,655 square foot lot, providing plenty of space for outdoor activities and entertainment. The home is also equipped with a single attached garage and is nestled in a quiet cul-de-sac, offering a peaceful setting.

But that's not all! A standout feature of this property is the impressive triple-car 30x50 garage/shop, which includes office space, in-floor heating, three overhead 12 foot power doors, a man door, abundant shelving, and three-phase power. The high ceilings complete this exceptional space, making it ideal for various uses.

Additionally, the roof has been updated with new shingles on the house in 2022, further enhancing the home's value and appeal. This home truly has everything you need and more.







#### Built in 1963

#### **Essential Information**

MLS® # A2195407 Price \$215,000

Bedrooms 3
Bathrooms 3.00
Full Baths 3

Square Footage 1,614 Acres 0.41 Year Built 1963

Type Residential
Sub-Type Detached
Style Bungalow
Status Active

# **Community Information**

Address 5412 Fir Crescent

Subdivision NONE

City Swan Hills

County Big Lakes County

Province Alberta
Postal Code T0G 2C0

#### **Amenities**

Parking Spaces 6

Parking Heated Garage, Single Garage Attached, Triple Garage Detached

# of Garages 3

#### Interior

Interior Features Laminate Counters

Appliances Dishwasher, Dryer, Electric Stove, Microwave, Refrigerator, Washer

Heating Forced Air, Natural Gas

Cooling None
Fireplace Yes
# of Fireplaces 1

Fireplaces Wood Burning

Has Basement Yes

Basement Finished, Full

#### **Exterior**

Exterior Features Private Yard

Lot Description Back Yard, Cul-De-Sac

Roof Asphalt Shingle

Construction Wood Frame

Foundation Poured Concrete

## **Additional Information**

Date Listed March 25th, 2025

Days on Market 131 Zoning R1

## **Listing Details**

Listing Office EXIT REALTY RESULTS

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