

# \$350,000 - 112 Allen Crescent, Vulcan

MLS® #A2220996

**\$350,000**

4 Bedroom, 2.00 Bathroom, 960 sqft

Residential on 0.15 Acres

NONE, Vulcan, Alberta

Welcome to this well-maintained 4-bedroom, 2 full-bathroom home in the heart of Vulcan! Proudly owned by just the second owners, this property offers both comfort and peace of mind with numerous updates throughout. Shingles were replaced in 2012, and a beautiful new deck was added in 2023—perfect for enjoying sunny Alberta days. You'll also appreciate the newer windows, hot water tank, and the comfort of central air conditioning.

The fully finished basement features a unique floating wall in the bedroom, allowing for easy removal if you'd like to expand the space or create an additional 5th bedroom. Outside, you'll find a generous 24' x 16' heated garage, ideal for parking or workshop space, a paved driveway for additional off street parking or RV parking, plus two handy sheds (6'8" x 6'8" and 8'2" x 8'2") for additional storage and back gate in yard adds another option for RV storage.

This solid home offers excellent value in a welcoming, family-friendly community close to amenities and schools.

Built in 1977

## Essential Information

MLS® # A2220996

Price \$350,000



Bedrooms	4
Bathrooms	2.00
Full Baths	2
Square Footage	960
Acres	0.15
Year Built	1977
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Active

### **Community Information**

Address	112 Allen Crescent
Subdivision	NONE
City	Vulcan
County	Vulcan County
Province	Alberta
Postal Code	T0L 2B0

### **Amenities**

Parking Spaces	4
Parking	Single Garage Detached
# of Garages	1

### **Interior**

Interior Features	No Smoking Home, Vinyl Windows
Appliances	Dishwasher, Refrigerator, Stove(s), Washer/Dryer
Heating	Forced Air
Cooling	Central Air
Has Basement	Yes
Basement	Finished, Full

### **Exterior**

Exterior Features	Private Yard
Lot Description	Back Yard, Front Yard, Private
Roof	Asphalt Shingle
Construction	Stucco, Wood Frame
Foundation	Poured Concrete

### **Additional Information**

Date Listed	May 19th, 2025
Days on Market	5
Zoning	R-1

## **Listing Details**

Listing Office	Royal LePage Network Realty Corp.
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