



## 38 Broadway S , Raymond, Alberta - \$240,000



Main Photo

### Property Description

Welcome to 38 Broadway S in Raymond—a charming and move-in ready home with great updates and a convenient location close to all of Raymond’s amenities. This one-level home, originally built in 1957, features 2 bedrooms, 1 bathroom, and a functional floor plan that makes everyday living simple and comfortable. Recent upgrades include a brand-new roof, soffits, fascia, gutters, hot water tank, furnace, and central air conditioning, giving you peace of mind and year-round comfort. Situated on a generous sized lot the property boasts excellent curb appeal, a fully fenced yard, and alley access. This setup not only makes for easy yard care and privacy, but also offers the perfect opportunity to add a detached garage or workshop if desired. Off-street parking is already available. With its combination of updates, location, and future potential, this property is an excellent option for first-time buyers, downsizers, or anyone looking for a cozy and well-kept home in Raymond.



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