



5428 45 Street , Lacombe, Alberta - \$250,000



Main Photo

Property Description

A two-storey townhouse with NO CONDO FEES for just \$250,000 is a rare find in today's market! Welcome to 5428 45 Street, ideally located within walking distance to multiple parks, playgrounds, schools, shopping, and amenities — offering the perfect balance of privacy and convenience. Step inside to a bright and welcoming living room, filled with natural light from a large east-facing window. The hallway leads into the kitchen area featuring oak cabinetry, white appliances, and a newer fridge and dishwasher (both about three years old). Adjacent to the kitchen is a sunny dining area with a large west-facing window that looks out over the back deck and yard. A convenient main-floor laundry room and a 2-piece bathroom complete this level. Upstairs you'll find two spacious primary-sized bedrooms. The main bedroom, located on the west side, offers his-and-hers closets and private access to the shared 4-piece bathroom (also accessible from the hallway). The unfinished basement provides an excellent opportunity to add your own finishing touches. Outdoors, enjoy a fenced backyard with a deck (redone around 2015) and rear gravel parking. Other updates include many upgraded vinyl windows, newer doors (around 2015), and shingles replaced around 2015.

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