

# \$189,000 - 578 West Crescent, Forestburg

MLS® #A2202732

## \$189,000

4 Bedroom, 2.00 Bathroom, 1,180 sqft

Residential on 0.19 Acres

Forestburg, Forestburg, Alberta

Have you been looking for an affordable home under \$200,000? This bungalow is located on a large corner lot in the Village of Forestburg. The yard is fully fenced, there is a nice sized deck off the back and a detached 22x20 garage. On the main level you will find a spacious kitchen, dining and living room. There are 3 bedrooms and a 4pc bathroom on the main floor as well as an added BONUS of main floor laundry. Downstairs you will find a massive family room, another bathroom, office and bedroom. Forestburg is a great community with a K-12 school, golf course, outdoor swimming pool, riding arena and so much more.

Built in 1979

## Essential Information

MLS® #	A2202732
Price	\$189,000
Bedrooms	4
Bathrooms	2.00
Full Baths	2
Square Footage	1,180
Acres	0.19
Year Built	1979
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Active



## Community Information

Address	578 West Crescent
Subdivision	Forestburg
City	Forestburg
County	Flagstaff County
Province	Alberta
Postal Code	T0B 1N0

## Amenities

Parking Spaces	5
Parking	Double Garage Detached
# of Garages	2

## Interior

Interior Features	See Remarks
Appliances	Dishwasher, Garage Control(s), Refrigerator, Stove(s), Washer/Dryer, Water Softener, Window Coverings
Heating	Forced Air
Cooling	None
Has Basement	Yes
Basement	Full, Partially Finished

## Exterior

Exterior Features	Other
Lot Description	Back Lane, Back Yard, Corner Lot, Few Trees, Front Yard, Landscaped, Lawn
Roof	Asphalt Shingle
Construction	Wood Frame
Foundation	Poured Concrete

## Additional Information

Date Listed	March 18th, 2025
Days on Market	32
Zoning	R1

## Listing Details

Listing Office	Coldwell Banker Ontrack Realty
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