



7017 Deer Street
Lacombe, Alberta

MLS # A2265647



\$354,900

Division: College Heights

Type: Residential/Duplex

Style: Attached-Side by Side, Bi-Level

Size: 1,112 sq.ft. **Age:** 2004 (22 yrs old)

Beds: 5 **Baths:** 2

Garage: Off Street

Lot Size: 1.18 Acres

Lot Feat: Back Lane, Back Yard, Front Yard

Heating: Forced Air, Natural Gas

Water: -

Floors: Carpet, Laminate, Linoleum

Sewer: -

Roof: Asphalt Shingle

Condo Fee: -

Basement: Full

LLD: -

Exterior: Vinyl Siding

Zoning: R4

Foundation: Poured Concrete

Utilities: -

Features: Ceiling Fan(s), Open Floorplan

Inclusions: Fridge, stove, hood vent, dishwasher (in basement kitchen)

Welcome to this beautiful half duplex located in the heart of Lacombe, Alberta. This home offers bright, open-concept living, dining, and kitchen spaces. Complete with 3 bedrooms and 1 bathroom up and the bonus of a fully finished basement with 2 more bedrooms, 1 more bathroom and a second full kitchen. There is an opportunity to own the whole duplex, each on separate titles 7017 and 7019