

**9 Maple Place  
Strathmore, Alberta**

**MLS # A2267650**



**\$530,000**

<b>Division:</b>	Maplewood		
<b>Type:</b>	Residential/House		
<b>Style:</b>	Bungalow		
<b>Size:</b>	1,123 sq.ft.	<b>Age:</b>	1980 (46 yrs old)
<b>Beds:</b>	3	<b>Baths:</b>	2 full / 1 half
<b>Garage:</b>	Double Garage Attached, Off Street		
<b>Lot Size:</b>	0.19 Acre		
<b>Lot Feat:</b>	Back Lane, Back Yard, Cul-De-Sac		

<b>Heating:</b>	Forced Air, Natural Gas	<b>Water:</b>	-
<b>Floors:</b>	Carpet, Linoleum	<b>Sewer:</b>	-
<b>Roof:</b>	Asphalt Shingle, Fiberglass	<b>Condo Fee:</b>	-
<b>Basement:</b>	Full	<b>LLD:</b>	-
<b>Exterior:</b>	Asphalt, Wood Frame	<b>Zoning:</b>	R1
<b>Foundation:</b>	Poured Concrete	<b>Utilities:</b>	-
<b>Features:</b>	Laminate Counters, No Animal Home, No Smoking Home		
<b>Inclusions:</b>	N/A		

Owners are Downsizing. Empty Nesters. Pride of Ownership. 3 Great Main Floor Bedrooms with the option of a 4th Bedroom Lower Level. Bungalow. 3 Bathrooms. Raise Your Family here. Basement is Developed. Plus Storage Area. Well Maintained Home. Bring your Family Home. Massive Pie Lot. Fenced Pet Friendly Yard. RV Parking Options. Lot will allow the construction of an additional Garage/Shop. Great Alley Access. Front Attached Garage. New Roof. Treed. Just 1 Block to the Elementary School. Location. Location. Location. Priced to Sell. Neighbors Are Great. Safe Cul-de-sac. Deck is 12 X20'3 South East Exposure. Please Note NO SUNDAY Showings. Appreciated. Great Floor Plan for separate access to the basement. SWEET Potential. Great Neighbors.