

# \$449,000 - 96s 100w, Raymond

MLS® #A2223523

**\$449,000**

3 Bedroom, 3.00 Bathroom, 2,117 sqft

Residential on 0.24 Acres

NONE, Raymond, Alberta

Welcome to this beautifully renovated two-story home! Offering over 2,000 sq ft, this home has 3 spacious bedrooms and 2.5 baths, perfect for comfortable family living. Step inside to discover stunning new hardwood floors and fresh modern finishes throughout. The gourmet kitchen features elegant Italian Carrera counter tops, sleek stainless steel appliances and trendy new cabinets creating a luxurious and spacious kitchen to enjoy! The boot room has in floor heating and space for the family to toss off belongings without cluttering the formal entry way. Enjoy cozy evenings by either of the two fireplaces, or entertain guests on the walk-out patio surrounded by fragrant lilacs that bloom every spring, creating a picturesque and private outdoor retreat. This home boasts peace of mind with a newer roof (2022), brand new water tank, furnace, electrical, and plumbing. All the major updates have been done for you! This home provides elegance with warmth and charm on a large corner lot surrounded by beautiful trees, lilacs and caraganas. Call your favourite REALTOR® today!

Built in 1903

## Essential Information

MLS® # A2223523

Price \$449,000



Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	2,117
Acres	0.24
Year Built	1903
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

### Community Information

Address	96s 100w
Subdivision	NONE
City	Raymond
County	Warner No. 5, County of
Province	Alberta
Postal Code	T0K 2S0

### Amenities

Parking Spaces	2
Parking	Off Street

### Interior

Interior Features	Storage, Walk-In Closet(s)
Appliances	Dishwasher, Refrigerator, Stove(s)
Heating	Forced Air
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Wood Burning Stove
Has Basement	Yes
Basement	Crawl Space, Partial

### Exterior

Exterior Features	Storage
Lot Description	Back Yard, Corner Lot, Front Yard, Landscaped, Lawn, Treed
Roof	Asphalt Shingle

Construction	Stone
Foundation	Poured Concrete

**Additional Information**

Date Listed	May 22nd, 2025
Days on Market	51
Zoning	RESI

**Listing Details**

Listing Office	Onyx Realty Ltd.
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