

# \$399,000 - 6 Drake Street N, Fleet

MLS® #A2159042

## \$399,000

5 Bedroom, 2.00 Bathroom, 1,839 sqft  
Residential on 0.59 Acres

NONE, Fleet, Alberta

Located in Fleet on 9- 25x115 ft lots(.6 acres)(two titles), this 1839 sq ft, 5 bedroom, two bathroom bungalow has all that the growing family would need. A large soaker tub is in one bathroom off the entry way and another as the en suite. There is a double attached heated garage, large entrance between the house and garage which also leads to the finished full ICF block basement. On the main floor are the three bedrooms, main floor laundry with loads of storage cupboards, large open kitchen with oak cupboards, large eat in island, gas insert fireplace in living room that has never been used and patio doors onto the north side deck from the dining area. The bedrooms are very comfortable with an en suite off the primary one. Downstairs has two more bedrooms( one more could be framed in-flex room) along with a large cold room under the porch, large open family room and a utility room for furnace and hot water tank. 100 amp service in house along with sewer alarm for both tanks of the sewer which has to be pumped out every so often. The well is over 350 ft and is in good condition. Outside is the 30x50 shop which was used as main residence while house was being built. It has one 8x12 door with vaulted ceiling, side room for painting, utility room which has the pressure tank and 100 amp service, wood storage room, center overhead heater in open work area and a 3 pce bathroom. It has metal roof and siding, water, and sewer still. There is vinyl sided with metal



clad wood windows and has stone facing on lower part of home which adds great curb appeal. The roof will need shingles in the next few years and the property will be longing for the next new owners to put their touch to this lovely property.

Built in 2006

### **Essential Information**

MLS® #	A2159042
Price	\$399,000
Bedrooms	5
Bathrooms	2.00
Full Baths	2
Square Footage	1,839
Acres	0.59
Year Built	2006
Type	Residential
Sub-Type	Detached
Style	Bungalow, Acreage with Residence
Status	Active

### **Community Information**

Address	6 Drake Street N
Subdivision	NONE
City	Fleet
County	Paintearth No. 18, County of
Province	Alberta
Postal Code	T0C0X0

### **Amenities**

Utilities	Electricity Connected, Natural Gas Connected, Sewer Connected, Water Connected
Parking Spaces	2
Parking	Off Street, 220 Volt Wiring, Concrete Driveway, Double Garage Attached, Driveway, Front Drive, Garage Door Opener, Garage Faces Front, Heated Garage, Insulated, Oversized, Parking Pad
# of Garages	2

## Interior

Interior Features	Kitchen Island, Ceiling Fan(s), Central Vacuum, High Ceilings, Wood Windows, Jetted Tub, Laminate Counters, Pantry, Storage, Suspended Ceiling, Vaulted Ceiling(s), Walk-In Closet(s)
Appliances	Refrigerator, Window Coverings, Electric Cooktop, Garage Control(s), Range Hood, Washer/Dryer Stacked
Heating	Forced Air, Natural Gas, Fireplace(s)
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas, Blower Fan, Factory Built, Insert, Living Room
Has Basement	Yes
Basement	Finished, Full

## Exterior

Exterior Features	Garden, Rain Gutters, Storage
Lot Description	Back Yard, Brush, Few Trees, Front Yard, Garden, Gentle Sloping, Landscaped, No Neighbours Behind
Roof	Asphalt Shingle
Construction	Wood Frame, ICFs (Insulated Concrete Forms), Vinyl Siding
Foundation	ICF Block

## Additional Information

Date Listed	August 21st, 2024
Days on Market	260
Zoning	R1

## Listing Details

Listing Office	Sutton Landmark Realty
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