

# \$116,000 - 7 Bluejay Crescent, Sedgewick

MLS® #A2197460

**\$116,000**

3 Bedroom, 1.00 Bathroom, 1,400 sqft

Residential on 0.17 Acres

Sedgewick, Sedgewick, Alberta

Tucked away in a quiet cul de sac in the Town of Sedgewick, this property is located close the golf course and recreation centre. The home has 3 bedrooms and 1 full bath. Currently one of the bedrooms is used as a grooming room, but could easily be converted to the 3rd bedroom or a salon. There is a large family room with a gas fireplace to keep you warm and cozy on those cold nights. You also have a spacious living room, kitchen and dining area. Don't forget the 3 season sunroom to enjoy a coffee, read a book or just relax in. If that's not enough, there is an attached single car heated garage with storage, plus 2 sheds and a partial basement for storage.

Built in 1974

## Essential Information

MLS® #	A2197460
Price	\$116,000
Bedrooms	3
Bathrooms	1.00
Full Baths	1
Square Footage	1,400
Acres	0.17
Year Built	1974
Type	Residential
Sub-Type	Detached
Style	Double Wide Mobile Home
Status	Active



## Community Information

Address	7 Bluejay Crescent
Subdivision	Sedgewick
City	Sedgewick
County	Flagstaff County
Province	Alberta
Postal Code	T0B 4C0

## Amenities

Parking Spaces	4
Parking	Heated Garage, Single Garage Attached
# of Garages	1

## Interior

Interior Features	See Remarks
Appliances	Dishwasher, Freezer, Refrigerator, Stove(s), Washer/Dryer, Window Coverings
Heating	Forced Air
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas, Family Room
Has Basement	Yes
Basement	Unfinished, Partial

## Exterior

Exterior Features	Storage
Lot Description	Back Lane, Back Yard, Front Yard, Landscaped, Few Trees, Lawn
Roof	Asphalt Shingle
Construction	Wood Frame
Foundation	Wood, Piling(s)

## Additional Information

Date Listed	February 26th, 2025
Days on Market	54
Zoning	R1

## Listing Details

Listing Office	Coldwell Banker Ontrack Realty
----------------	--------------------------------

Data is supplied by Pillar 9â„¢ MLS® System. Pillar 9â„¢ is the owner of the copyright in its MLS® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLS®, Multiple Listing Service® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.