

# **\$598,000 - 5432 58a Streetcrescent, Lacombe**

MLS® #A2187100

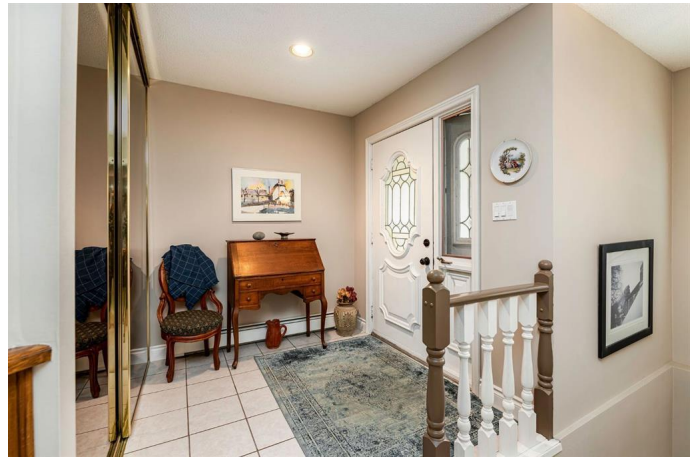
**\$598,000**

4 Bedroom, 3.00 Bathroom, 1,850 sqft

Residential on 0.14 Acres

Fairway Heights, Lacombe, Alberta

Welcome to your dream home, perfectly situated on the 15th hole of the prestigious Lacombe Golf and Country Club! This wheelchair accessible, beautifully maintained property offers unparalleled luxury and convenience with a private gate providing direct access to the course. Inside, you'll find a stunning kitchen with custom-built cabinetry, a large island and adjacent walk-in pantry with ample storage. The natural gas supply for your deck barbeque and gas outlet in kitchen ready for a gas stove if desired, makes it perfect for the chef in the family. The spacious main floor living room boasts vaulted ceilings, a formal dining room and a cozy wood-burning fireplace with exquisite stonework. Say goodbye to the hassle of carrying laundry up and down stairs and enjoy the ease of having everything at your fingertip with main floor laundry boasting a new washer and dryer. The fully finished walk out basement features three generous bedrooms, a large family room with gas fireplace and patio door access to an enclosed screened storage area under the deck, leading to your own hot tub in your backyard oasis. Additional highlights include a central vacuum system, secured wine cellar/cold room, and large bathroom with a cedar lined sauna for ultimate relaxation. This home is on a boiler system with baseboard heaters on the main floor and in-floor heating in the garage and basement for lower utility costs and consistent heat for year round comfort. Located on a very quiet



crescent close to schools and parks, you can move in and start enjoying this incredible home right away! Donâ€™t miss the chance to live with the golf course as your backyard.

Built in 1983

**Essential Information**

MLS® #	A2187100
Price	\$598,000
Bedrooms	4
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,850
Acres	0.14
Year Built	1983
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Active

**Community Information**

Address	5432 58a Streetcrescent
Subdivision	Fairway Heights
City	Lacombe
County	Lacombe
Province	Alberta
Postal Code	T4L1L7

**Amenities**

Parking Spaces	2
Parking	Double Garage Attached, Heated Garage
# of Garages	2

**Interior**

Interior Features	Ceiling Fan(s), Sauna, Central Vacuum
Appliances	Dishwasher, Electric Stove, Refrigerator, Microwave, Washer/Dryer
Heating	Natural Gas, Boiler, Fireplace(s), In Floor

Cooling	None
Fireplace	Yes
# of Fireplaces	2
Fireplaces	Blower Fan, Family Room, Gas, Living Room, Mantle, Stone, Wood Burning
Has Basement	Yes
Basement	Full, Walk-Out

## Exterior

Exterior Features	Private Yard
Lot Description	Landscaped, Street Lighting, On Golf Course, Lawn, Many Trees, No Neighbours Behind, Private, Views
Roof	Clay Tile
Construction	Stone, Brick
Foundation	Poured Concrete

## Additional Information

Date Listed	January 10th, 2025
Days on Market	164
Zoning	R1

## Listing Details

Listing Office	CIR Realty
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