

# \$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	55
Zoning	R1

## Listing Details

Listing Office	Coldwell Banker Ontrack Realty
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