



***Welcome***

**24 Crocus Place, Lanigan**

**Asking \$219,000.00**

**MLS# SK944633**

- \* **Legal Description:** Lot 18, Blk 101, PL 65H05104, Ext 0
  - \* **Style:** Bungalow
  - \* **Size:** 1,254 sq ft
  - \* **Taxes:** \$2,927/2023
  - \* **Lot size:** 50 x 120
    - \* **Age:** 1967

**Bungalow with Attached Garage**

**Address: 24 Crocus Place, Lanigan**

**Price: \$219,000.00**

## **MAIN FLOOR**

**Kitchen** 17.3 x 8.11

- \* Linoleum

**Dining Room** 13.4 x 10.5

- \* Linoleum

**Living Room** 17.2 x 13.3

- \* Hardwood

**Primary Bedroom** 11.6 x 11.7

- \* Carpet

**Bath** 7.6 x 4.6

- \* 2 Piece ensuite

- \* Laminate

**Bedroom** 9 x 10

- \* Carpet

**Bedroom** 11.2 x 9

- \* Carpet

**Bath** 7.7 x 6.6

- \* 4 Piece

- \* Jacuzzi tub

- \* Laminate

## **Basement**

**Family Room** 15.8 x 27.10

- \* Gas fireplace

- \* Carpet

**Office** 8.6 x 10

- \* Carpet

**Games Room** 20.6 x 18

- \* Concrete

**Bedroom** 10.6 x 12.7

- \* Carpet

**Laundry/Bath** 10.9 x 10.9

- \* 3 Piece

- \* Linoleum

**Utility** 11.9 x 11.3

- \* Concrete

## **Garage**

- \* Single attached garage 13 x 26

- \* Double detached garage 30 x 26 with half heated

- \* Garage door opener

- \* Concrete driveway

- \* RV parking

## **Appliances**

- \* Fridge
- \* Stove
- \* Washer
- \* Dryer
- \* BI dishwasher
- \* Garburator
- \* Microwave hood fan

## **Yard**

- \* Deck
- \* Fenced
- \* Garden area
- \* Lawn front & back
- \* Trees & shrubs
- \* Firepit

## **Features**

- \* Central air
- \* Underground sprinkler
- \* Located on a quiet cul-de-sac
- \* Stainless steel appliances
- \* Gas stove
- \* Updates include windows, shingles, exterior paint, high-efficiency furnace