

\$320,000 - 7, 717 Centre Street, Vulcan

MLS® #A2211372

\$320,000

3 Bedroom, 3.00 Bathroom, 1,107 sqft
Residential on 0.07 Acres

NONE, Vulcan, Alberta

Welcome to this modern and energy-efficient three-bedroom bungalow located in the Connemara Estates Condominiums in the Town of Vulcan. This well-maintained semi-detached home offers two bedrooms on the main level, a spacious living room/dining area with a cozy electric fireplace, a 3-piece main bathroom, and a large 3-piece ensuite in the primary bedroom. The laundry area and even the electrical panel are conveniently located on the main floor—no need to worry about heading downstairs in the dark. Recent updates include upgraded flooring, backsplash, countertops, and lighting throughout the main level. The kitchen appliances are less than four years old, and the hot water tank was replaced just one year ago. Central air conditioning adds year-round comfort. The basement is mostly developed and features a third bedroom with a full ensuite bathroom, a family room, craft room, storage room, and utility area. An attached single car garage provides added convenience. Built in 2010, this semi-detached home features thermo pane windows and a Smartwall system (2x6 wall plate with 2x4 studs and 4" factory-installed polystyrene insulation), offering excellent R20 insulation, soundproofing, and lower heating costs. Located just across from the scenic Vulcan Golf Course, this home is part of a quiet, well-kept condominium community. Condo fees include snow removal, lawn maintenance, and exterior building



insuranceâ€”perfect for low-maintenance living.

Built in 2010

Essential Information

MLS® #	A2211372
Price	\$320,000
Bedrooms	3
Bathrooms	3.00
Full Baths	3
Square Footage	1,107
Acres	0.07
Year Built	2010
Type	Residential
Sub-Type	Semi Detached
Style	Side by Side, Bungalow
Status	Active

Community Information

Address	7, 717 Centre Street
Subdivision	NONE
City	Vulcan
County	Vulcan County
Province	Alberta
Postal Code	T0L 2B0

Amenities

Amenities	None
Parking Spaces	2
Parking	Off Street, Single Garage Attached
# of Garages	1

Interior

Interior Features	Ceiling Fan(s), Kitchen Island, Open Floorplan, Recessed Lighting
Appliances	Central Air Conditioner, Dishwasher, Dryer, Range Hood, Refrigerator, Stove(s), Washer, Window Coverings
Heating	Forced Air, Natural Gas
Cooling	Central Air

Fireplace	Yes
# of Fireplaces	1
Fireplaces	Electric, Living Room
Has Basement	Yes
Basement	Full, Partially Finished

Exterior

Exterior Features	Garden
Lot Description	Back Yard, Cul-De-Sac, Front Yard, Landscaped, Lawn, Rectangular Lot, Underground Sprinklers
Roof	Asphalt Shingle
Construction	Vinyl Siding, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	April 12th, 2025
Days on Market	3
Zoning	R-1

Listing Details

Listing Office	Magnuson Realty Ltd
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