

# \$69,000 - 110 Lady Vivian Avenue E, Galahad

MLS® #A2194694

**\$69,000**

1 Bedroom, 1.00 Bathroom, 2,624 sqft

Residential on 0.20 Acres

Galahad, Galahad, Alberta

\*Unique Fixer-Upper Church opportunity in Galahad\* Discover the potential of this distinctive fixer-upper church located in the charming hamlet of Galahad. With hamlet general zoning, this property offers the flexibility for both residential and commercial uses upon application, making it a versatile investment opportunity. The property features a large lot measuring 70 X 125 feet, a spacious main floor with vaulted ceilings, and an open floor plan that provides ample creative space. The partially finished basement includes a full kitchen, bathroom and laundry room. Additionally, the property boasts a large entrance and a sizable 3-piece bathroom on the main floor. This expansive interior provides a blank canvas for your vision, whether you're planning a unique home, a business space, or a combination of both. Don't miss this rare chance to transform a historic space into something uniquely yours in the heart of Galahad.

Built in 1964

## Essential Information

MLS® # A2194694

Price \$69,000

Bedrooms 1



Bathrooms	1.00
Full Baths	1
Square Footage	2,624
Acres	0.20
Year Built	1964
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Active

### **Community Information**

Address	110 Lady Vivian Avenue E
Subdivision	Galahad
City	Galahad
County	Flagstaff County
Province	Alberta
Postal Code	T0B 1R0

### **Amenities**

Parking Spaces	4
Parking	Parking Pad

### **Interior**

Interior Features	Open Floorplan, High Ceilings, Natural Woodwork
Appliances	None
Heating	Forced Air
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Wood Burning Stove
Has Basement	Yes
Basement	Full, Partially Finished

### **Exterior**

Exterior Features	None
Lot Description	Rectangular Lot, Corner Lot
Roof	Asphalt
Construction	Concrete, See Remarks
Foundation	Poured Concrete

## Additional Information

Date Listed	February 14th, 2025
Days on Market	81
Zoning	Hamlet general

## Listing Details

Listing Office	The Realty Bureau
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