



Tao Guo
 SKYROCK
 terryguo31@gmail.com
 Cell: 403-828-6689

Calgary/Haysboro

5 HAYS DR SW

\$447,800

Detached

- Style:** Bungalow
- Bedrooms:** Above: 3 / Ttl: 4
- Bathrooms:** Full: 2
- Rooms Above:** 5
- Floor Area:** 93 SqM / 1,002 SF
- Year Built:** 1958
- Taxes:** \$2,714 / 2017
- Possession:** 15 Days 02/16/2018 negotiable



Attention this home offers approximately 1800 sq. ft. of living area great for investor or couple! 2013 ROOF, 2017 HOT WATER TANK. The main floor was rented out for \$1400 per month plus utilities and the basement can be rented out for \$800 per month plus utilities. The suite is not legal. Since 2007 this home has been totally renovated such as a new kitchen, appliances, carpet on the main floor, new windows, new bathroom, newer insulated over sized single garage, newer furnace, electrical panel, etc. 3 bedrooms 1 full bath on main floor, 1 bedroom 3 pc bath in basement. Don't let the word DRIVE fool you it's definitely not on a busy street. Great location and faces a park. THIS PROPERTY WILL NOT LAST LONG AT THIS PRICE!!!



- Goods Included:** Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Refrigerator
- Features:** Deck, Windows - Vinyl
- Parking:** Enclosed: 2 Total: 4 Single Garage Detached

