

# \$450,000 - 215 Allen Crescent, Vulcan

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MLS® #A2253684

## \$450,000

4 Bedroom, 2.00 Bathroom, 1,160 sqft

Residential on 0.16 Acres

NONE, Vulcan, Alberta

Welcome to 215 Allen Crescent in the peaceful community of Vulcan—an ideal family home that combines space, comfort, and value. This 1,160 sq. ft. bungalow offers 4 bedrooms, 2 full bathrooms, and a thoughtfully laid-out floor plan with open-concept living areas that are perfect for entertaining. The main level features a bright living room, an open kitchen with stainless steel appliances, and a cozy dining area. The fully finished basement provides a large family room, extra bedrooms, and the potential to add a fifth bedroom, making it perfect for growing families or multi-generational living.

Enjoy the outdoors in your beautifully fenced yard with mature trees and a private deck—great for relaxing evenings. The attached double garage offers ample space for vehicles and storage. Located on a quiet crescent, this home checks all the boxes. With features like main floor laundry, gas fireplace, and plenty of natural light, this is one property you won't want to miss.

Contact your favorite REALTOR® today to book a showing and explore all the potential this home has to offer.



Built in 2007

## Essential Information

MLS® #                   A2253684

Price                     \$450,000

Bedrooms	4
Bathrooms	2.00
Full Baths	2
Square Footage	1,160
Acres	0.16
Year Built	2007
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Active

### **Community Information**

Address	215 Allen Crescent
Subdivision	NONE
City	Vulcan
County	Vulcan County
Province	Alberta
Postal Code	T0L 2B0

### **Amenities**

Parking Spaces	4
Parking	Double Garage Attached
# of Garages	2

### **Interior**

Interior Features	Ceiling Fan(s), French Door, Vinyl Windows
Appliances	Dishwasher, Microwave, Refrigerator, Stove(s), Window Coverings
Heating	Forced Air
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas
Has Basement	Yes
Basement	Finished, Full

### **Exterior**

Exterior Features	Private Yard
Lot Description	Back Yard, Front Yard, Rectangular Lot, Many Trees
Roof	Asphalt Shingle

Construction	Vinyl Siding
Foundation	Poured Concrete

### **Additional Information**

Date Listed	September 5th, 2025
Days on Market	4
Zoning	Residential

### **Listing Details**

Listing Office	eXp Realty of Canada
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