

# \$459,900 - 103 Niblock Street, Cayley

MLS® #A2202400

**\$459,900**

5 Bedroom, 2.00 Bathroom, 2,465 sqft

Residential on 0.21 Acres

NONE, Cayley, Alberta

## PRICE CHANGE , NEW IMPROVEMENTS !!

This gorgeous modern/heritage home on a beautiful 9020 sq ft lot in Cayley is for your lifestyle! Some gorgeous history and character plus a newer addition with modern convenience.. This one is really a lovely home , and has so much to offer. Gorgeous yard with huge back deck and outdoor living area with a beautiful patio/Pergola , raised gardens, privacy, and enjoyment. Five bedrooms in this home !! Layout is perfect for anyone.. Either a larger family single needing home office, space, or perhaps someone loving small town Alberta living, and a bit of character and sweetness in a home ! As you enter there is a bedroom in the original part of the home which could be easily a den, or home office.

This 82 X 110 ft huge lot in sweet little convenient and amazing Cayley presents this Gorgeous up scaled Heritage home with large modern addition added !! It's like an acreage in town!! Cayley offers a wonderful little community with one of the best schools in the Foothills County! Community and mostly steadfast ,deep rooted residences. From a retiree type town, to young families . Cayley is growing hamlet with new homes north and south ends of town, This home!!! From character to convenience, to space and secluded space, this home offers a life time forever place to reside !! The new addition is gorgeous with a huge family room , bedrooms , bathroom, den and all new windows were added in the original home as well. This is



truly a must see.. If you drove by this home, you would remember it . The vacant lot beside you to gives you more open space to enjoy through your window. This home has some real beautiful features, such as a beacon style pillow seat at a bedroom window, neat original storage areas , gorgeous new bathrooms, tons of good quality windows for natural light, patio doors out to the new huge deck, some really nice trim still in the home , nice high ceilings , tons of windows, tons of parking. The original home part is awesome and has such character and history. Upgraded through out the years makes this entire home one to pursue . It would be something you could do and make it your own style from modern to keeping the heritage feel. Fenced on 2 sides, you could continue the fencing but currently can park many cars, your RV, and feel like you have ample space everywhere. Cayley offers regular events including the annual Cayley Corn roast, and the hall is always having a community event. Current improvements to a cost of \$35,000. Included new front porch ( old original was not in good condition ) Owner decided to improve this beautiful home , and replaced full foundation on the west side of home , ( all reports and permits available ) Professionally completed ! Siding improvements and has given this home a nice upgrade that it deserves... Beautiful and ready for you and your family !!! Quick possession is available.

Built in 1917

### **Essential Information**

MLS® #	A2202400
Price	\$459,900
Bedrooms	5
Bathrooms	2.00
Full Baths	2

Square Footage	2,465
Acres	0.21
Year Built	1917
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

### Community Information

Address	103 Niblock Street
Subdivision	NONE
City	Cayley
County	Foothills County
Province	Alberta
Postal Code	T0L0P0

### Amenities

Parking Spaces	4
Parking	Driveway, Parking Pad

### Interior

Interior Features	Built-in Features, Ceiling Fan(s), Closet Organizers, High Ceilings, Vinyl Windows, Natural Woodwork
Appliances	Dishwasher, Gas Range, Refrigerator, Window Coverings
Heating	Forced Air, Fireplace(s), Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Family Room, Free Standing, Gas
Has Basement	Yes
Basement	Partial, Unfinished

### Exterior

Exterior Features	Garden
Lot Description	Back Yard, City Lot, Few Trees, Front Yard, Garden, Lawn, Landscaped, Open Lot, Rectangular Lot, See Remarks
Roof	Asphalt
Construction	Mixed
Foundation	Poured Concrete, See Remarks

**Additional Information**

Date Listed	March 14th, 2025
Days on Market	143
Zoning	RC

**Listing Details**

Listing Office	Century 21 Foothills Real Estate
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