



MLS 7047488 Residential

**\$449,900**

2,127 sq ft  
2 bedrooms  
2 baths

1328 Armstrong Road  
Alexandria MN 56308

Status: Pending

**Description:**

Main level living in Summerville Estates! Are you ready to downsize but not quite ready for townhome living? This is the perfect option for you! With a great corner lot fitted with irrigation system, this patio home offers a spacious and bright floor plan with 9' ceilings and was designed for handicap accessibility with wide hallways and doors and an ensuite bathroom with accessible vanity and roll in shower. Loads of great storage throughout the home and the massive cooks kitchen with center island is sure to impress! The bonus room off the dining offers multiple uses as either an office, den, or conversion into a 3rd BR if desired. The laundry space is roomy and again built with ample cabinetry storage. The oversized garage is finished and heated with a mechanical room with easy access to fill the softener or change the furnace filter. Ease of use and accessibility is the main design element here! Conveniently located in a great neighborhood just minutes to downtown and numerous parks and shopping!

**Additional Details:**

Year Built	2008
Lot Acres	0.59
Lot Dimensions	446x165x171
Garage Stalls	2
School District	206
Taxes	\$4,303
Taxes with Assessments	\$4,303
Tax Year	2026

**Additional Features:**

**Basement:** None **Fuel:** Array **Garage:** 2 **Heat:** Forced Air **Sewer:** City Sewer/Connected **Water:** City Water/Connected **Air Conditioning:** Central Air

**Driving Directions:**

Hwy 29N to Lt on N Nokomis (CR 42) tk Lt on Shepard Rd to Lt on Armstrong Rd.



Listed By:

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