



GRASSROOTS
REALTY GROUP

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4608 47 St
Grimshaw, Alberta

MLS # A2217398



\$299,999

Division:	NONE		
Type:	Residential/House		
Style:	Bi-Level		
Size:	1,186 sq.ft.	Age:	1988 (37 yrs old)
Beds:	4	Baths:	3
Garage:	Double Garage Detached, Parking Pad		
Lot Size:	0.16 Acre		
Lot Feat:	Back Lane, Back Yard, Few Trees, Front Yard, Lawn		

Heating:	Forced Air	Water:	-
Floors:	Carpet, Linoleum, Tile	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Finished, Full	LLD:	-
Exterior:	Wood Frame	Zoning:	R2
Foundation:	Wood	Utilities:	-
Features:	See Remarks		

Inclusions: N/A

This home is nestled on the east edge of Grimshaw with no neighbor's behind you. Inside your 1186 bi level home you will find a large living room with a big bay window letting in tons of natural light. Around the corner you have a dining room and a large kitchen with tons of cupboard and counter space. In addition upstairs you have a large primary bedroom with a 3 piece ensuite, 2 more good sized bedroom and a 4 piece bathroom! Downstairs you have a large family room/ rec room with a woodstove for additional heat. Also a storage room with cold room attached, downstairs laundry area, an additional bedroom and a 3 piece bathroom. Outside there is a large deck overlooking a field and your spacious backyard. Down below you have a firepit area, raised garden beds, fenced off dog area and to top it all off a 22x26 double car garage with back alley access as well as a driveway in the front of the house. Don't mis out on this great property and call today!