



GRASSROOTS
REALTY GROUP

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817 East Road
Standard, Alberta

MLS # A2234552



\$159,900

Division:	NONE		
Type:	Residential/House		
Style:	Bungalow		
Size:	727 sq.ft.	Age:	1920 (105 yrs old)
Beds:	1	Baths:	1
Garage:	Double Garage Detached		
Lot Size:	0.10 Acre		
Lot Feat:	Back Lane, Rectangular Lot		

Heating:	Forced Air, Natural Gas	Water:	-
Floors:	Vinyl	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	See Remarks	LLD:	-
Exterior:	Vinyl Siding, Wood Frame	Zoning:	R-1
Foundation:	Perimeter Wall	Utilities:	-
Features:	See Remarks		

Inclusions: Shed

Simple & Solid! Check out this cozy 1 bedroom, 1 bath, bungalow, offering 727 sq ft of designed living space, a versatile flex room provides extra space for a home office, guest space or whatever you need. Built in the 1920 this home is simple & solid with modern updates, including new vinyl flooring & freshly painted throughout. Enjoy the outdoors from your welcoming front deck or around your fire pit. The property also features a heated, insulated detached double car garage, ideal for year round use and a separate storage shed & cold room for added convenience. Whether you're a first-time buyer, downsizing or looking for a cozy retreat or an investment, this well maintained home checks all the boxes.