



GRASSROOTS
REALTY GROUP

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4916, 58 Avenue
High Prairie, Alberta

MLS # A2234637



\$205,000

Division:	NONE		
Type:	Residential/House		
Style:	Bungalow		
Size:	869 sq.ft.	Age:	1961 (64 yrs old)
Beds:	4	Baths:	2
Garage:	Carport, Front Drive, Gravel Driveway		
Lot Size:	0.15 Acre		
Lot Feat:	Back Lane, Back Yard, Front Yard, Landscaped, Lawn		

Heating:	Mid Efficiency, Forced Air, Natural Gas	Water:	Public
Floors:	Linoleum, Vinyl Plank	Sewer:	Public Sewer
Roof:	Metal	Condo Fee:	-
Basement:	Full	LLD:	-
Exterior:	Concrete, Vinyl Siding, Wood Frame	Zoning:	R2
Foundation:	Poured Concrete	Utilities:	Electricity Connected, Natural Gas Connected, Garbage
Features:	Low Flow Plumbing Fixtures, No Smoking Home, Storage		

Inclusions: none

Perfect Starter Home! Three bedroom Bungalow located on a large 50'x135' fenced and landscaped lot. This home has been newly renovated, with newer flooring throughout, furnace (2008), HWT (2024), metal roof(2023), some new windows, bathrooms, siding, electrical and Carport. Situated on a newly finished basement with a further bedroom, laundry, 4 pc bathroom and storage. Conveniently located close to schools and Aquatic Centre. Call today for your viewing!