



GRASSROOTS
REALTY GROUP

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**703 Northridge Avenue
Picture Butte, Alberta**

MLS # A2235028



\$499,900

Division:	NONE		
Type:	Residential/House		
Style:	1 and Half Storey		
Size:	1,640 sq.ft.	Age:	2009 (16 yrs old)
Beds:	5	Baths:	3
Garage:	Driveway, Single Garage Attached		
Lot Size:	0.11 Acre		
Lot Feat:	Back Yard, Front Yard, Landscaped, Lawn		

Heating:	Forced Air	Water:	-
Floors:	Carpet, Laminate, Linoleum	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Finished, Full	LLD:	-
Exterior:	Vinyl Siding	Zoning:	RES1
Foundation:	Poured Concrete	Utilities:	-
Features:	Ceiling Fan(s), High Ceilings, Storage, Walk-In Closet(s)		

Inclusions: Fridge, stove, dishwasher, microwave, washer, dryer, garage door opener & control, A/C

Welcome to your new home in Picture Butte at 703 Northridge Ave! This clean, well-kept 5-bedroom, 3-bathroom home is tucked into a great neighborhood just steps from schools, parks, and walking trails—an ideal spot for families. Built in 2009, the home has seen some big recent updates including a brand new furnace and A/C (2024), plus new roof, siding, soffit, and fascia (2023). Inside, fresh paint, new flooring, updated trim, and refreshed bathrooms give the entire space a modern feel. The large kitchen flows right into the bright living room—perfect for busy mornings and cozy evenings alike. The main floor offers deck access, a full bathroom, main floor laundry, an office or bedroom, and big windows that let in loads of natural light. Upstairs, you’ll find the primary bedroom with a walk-in closet, another spacious bedroom with its own walk-in, and a second full bathroom. Downstairs, the fully finished basement includes two more bedrooms, a large family room, a 3-piece bathroom, and a generous utility room with plenty of storage. With room for everyone, a single attached garage, and a big backyard that’s ready for whatever you dream up—garden, play area, or dog run—this home truly checks all the boxes. Don’t just wish this was your new home—call your favourite REALTOR® and make it happen!