



GRASSROOTS
REALTY GROUP

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23 Sierra Road
Olds, Alberta

MLS # A2237317



\$461,900

Division:	NONE		
Type:	Residential/House		
Style:	Bi-Level		
Size:	1,151 sq.ft.	Age:	2003 (22 yrs old)
Beds:	4	Baths:	3
Garage:	Double Garage Detached, Off Street, RV Access/Parking		
Lot Size:	0.16 Acre		
Lot Feat:	Back Lane, Back Yard, Front Yard, Garden, Irregular Lot, Landscaped		

Heating:	Forced Air, Natural Gas
Floors:	Carpet, Linoleum
Roof:	Asphalt Shingle
Basement:	Finished, Full
Exterior:	Vinyl Siding, Wood Frame
Foundation:	Poured Concrete
Features:	Open Floorplan, Pantry, Skylight(s), Storage, Walk-In Closet(s)

Water: Public

Sewer: -

Condo Fee: -

LLD: -

Zoning: R1

Utilities: -

Inclusions: Hood Fan, Garage Shelving & Desk(s)

One Owner Home! Affordable 4 bedroom Bi-Level in a great neighborhood close to shopping, parks, playgrounds, walking trails, and all other amenities. Open and bright east facing MAIN FLOOR boasts a large entryway and Bedroom/Office coming in from the front door, then up a short flight of steps to the open concept Living and Dining room, Kitchen with plenty of cupboard and counter top space, Primary Bedroom with 3 piece ensuite and walk-in closet, Bedroom #3 and a 4-piece bathroom. The FULLY DEVELOPED BASEMENT consists of a nice sized Family Room, Bedroom #4, 3-piece bathroom, Laundry area, Storage room and additional storage underneath the stairs. The property also boasts a fully fenced backyard, rear covered deck, garden area, beautiful flower beds throughout, 24' x 26' HEATED, DETACHED DOUBLE GARAGE and RV PARKING off the BACK LANE. Ready for a NEW OWNER!