



GRASSROOTS
REALTY GROUP

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**4822 50 Avenue
Vermilion, Alberta**

MLS # A2238515



\$189,000

Division:	NONE		
Type:	Residential/House		
Style:	Bungalow		
Size:	960 sq.ft.	Age:	2009 (16 yrs old)
Beds:	2	Baths:	2
Garage:	Off Street		
Lot Size:	0.08 Acre		
Lot Feat:	Back Lane, Back Yard, Front Yard, Interior Lot, Low Maintenance Landscape		

Heating:	Forced Air	Water:	-
Floors:	Laminate, Vinyl Plank	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	None	LLD:	-
Exterior:	Wood Frame	Zoning:	R2
Foundation:	Perimeter Wall, Poured Concrete	Utilities:	-
Features:	High Ceilings, Kitchen Island, Open Floorplan		

Inclusions: NA

Move in ready! Vermilion bungalow beautifully maintained and incredibly low utility bills! Offering 2 bedrooms, 2 full bathrooms and a few steps from downtown. Built in 2009, this 960 SQFT home has had only two owners. The kitchen, dining and living room open area is filled with light from the south facing garden doors to a front deck. The high ceilings in the home offer grand space and light. The primary suite features a 3pc ensuite and a walk in closet. A fenced yard with a storage shed, fire pit and off street parking round off this wonderful property. Fresh paint, doors and trim a few months ago. Handy and efficient hot water on demand. The easy care and maintenance due to this home's young age and landscaping design is sure to fit the next owners low-stress lifestyle!