



GRASSROOTS
REALTY GROUP

1-833-477-6687
aloha@grassrootsrealty.ca

4, 5463 55 Avenue
Lacombe, Alberta

MLS # A2241545



\$417,000

Division:	Downtown Lacombe		
Type:	Residential/Four Plex		
Style:	Bungalow		
Size:	1,139 sq.ft.	Age:	2025 (0 yrs old)
Beds:	2	Baths:	1 full / 1 half
Garage:	Single Garage Attached		
Lot Size:	0.11 Acre		
Lot Feat:	Other		

Heating:	In Floor	Water:	-
Floors:	Vinyl	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	None	LLD:	-
Exterior:	Vinyl Siding, Wood Frame	Zoning:	R5
Foundation:	Slab	Utilities:	-
Features:	Closet Organizers		

Inclusions: Fridge, Stove, Dishwasher, Washer, Dryer, Garage Opener & Remote

Downsize in style or embrace simplified living! These brand new 1 bedroom, 1.5 bath fourplex units by trusted local builder Ridgestone Homes offer quality craftsmanship with no condo fees. Enjoy an open-concept layout with a modern kitchen, dining, and living area, plus stylish finishes throughout. The spacious primary bedroom features a walk-in closet and a 4-piece ensuite. Convenient in-suite laundry and an attached single garage complete the package. Low-maintenance living at its best!