



GRASSROOTS
REALTY GROUP

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**509 2 Avenue W
Drumheller, Alberta**

MLS # A2242059



\$175,000

Division:	Downtown		
Type:	Residential/House		
Style:	Bungalow		
Size:	875 sq.ft.	Age:	1937 (88 yrs old)
Beds:	2	Baths:	1
Garage:	Single Garage Detached		
Lot Size:	0.08 Acre		
Lot Feat:	Back Lane, Front Yard		

Heating:	Forced Air, Natural Gas	Water:	-
Floors:	Laminate	Sewer:	-
Roof:	Asphalt	Condo Fee:	-
Basement:	Partial, Unfinished	LLD:	-
Exterior:	Vinyl Siding	Zoning:	ND
Foundation:	Other, Wood	Utilities:	-
Features:	Ceiling Fan(s)		

Inclusions: Tv mount

Just Listed! Super cute and move-in ready! This charming 2-bedroom, 1-bathroom home features a bright and open floor plan with everything on one convenient level — yes, even the laundry! Perfect for downsizers or first-time buyers, it offers easy living without stairs. The single attached garage is connected by an unheated breezeway space — great for extra storage or seasonal gear. Affordable, low-maintenance, and full of potential — bring your paintbrush & get ready to personalize your new home…this one won’t last long!