



GRASSROOTS
REALTY GROUP

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1230 1 Ave NW
Drumheller, Alberta

MLS # A2242570



\$559,000

Division:	Midland		
Type:	Residential/House		
Style:	2 Storey		
Size:	1,716 sq.ft.	Age:	2005 (20 yrs old)
Beds:	5	Baths:	3 full / 1 half
Garage:	Double Garage Attached		
Lot Size:	0.19 Acre		
Lot Feat:	Back Lane, Cul-De-Sac, Pie Shaped Lot		

Heating:	Forced Air, Natural Gas	Water:	-
Floors:	Carpet, Ceramic Tile, Vinyl Plank	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Finished, Full	LLD:	-
Exterior:	Vinyl Siding	Zoning:	ND
Foundation:	Block	Utilities:	-
Features:	Central Vacuum, Pantry, Recessed Lighting, Vaulted Ceiling(s), Walk-In Closet(s)		

Inclusions: Hot tub, Shed (10x16), Pool Deck

Welcome Home. This spacious family home features 5 bedrooms and 3 1/2 bathrooms, offering plenty of room to grow. The expansive backyard with rv parking is an entertainer's dream, with a hot tub, pool deck, and a covered patio for outdoor relaxation and gatherings. Cool off indoors with A/C on those hot summer days. The main floor offers a bright and open layout, featuring a functional kitchen with a pantry, perfect for meal prep and organization. And convenient main floor laundry for added ease. The primary bedroom is a true retreat, complete with an ensuite bathroom featuring a double sink vanity and a walk-in closet. With room to spare, this home is ideal for a family looking for comfort, space, and a place to create lasting memories. Located close to walking trails and St. Anthony's School (K-12).