



GRASSROOTS
REALTY GROUP

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

220 6 Avenue NE
Milk River, Alberta

MLS # A2246746



\$349,500

Division:	NONE		
Type:	Residential/House		
Style:	Bi-Level		
Size:	1,315 sq.ft.	Age:	1973 (52 yrs old)
Beds:	4	Baths:	2
Garage:	Double Garage Attached		
Lot Size:	0.14 Acre		
Lot Feat:	Backs on to Park/Green Space, Cul-De-Sac, Low Maintenance Landscape		

Heating:	Forced Air	Water:	-
Floors:	Carpet, Linoleum	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Finished, Full	LLD:	-
Exterior:	Brick, Vinyl Siding	Zoning:	R
Foundation:	Poured Concrete	Utilities:	-
Features:	Ceiling Fan(s)		

Inclusions: Piano, Underground Sprinklers

Welcome to this well-maintained and spacious 1,300 sq. ft. home located in a peaceful cul-de-sac in the charming town of Milk River—just a short drive from the U.S. border. This 4-bedroom, 2-bathroom home offers comfortable family living with plenty of space both inside and out. Enjoy the large enclosed sunroom that showcases beautiful views and provides the perfect space to relax year-round. Step outside to a generous back veranda and a private yard with no rear neighbours—ideal for enjoying quiet mornings or entertaining guests. Inside, the home features a functional layout, great natural light, and ample room for the whole family. Located within walking distance of local schools, this is a fantastic opportunity for families or anyone seeking a quieter pace of life with convenient access to amenities. Don't miss your chance to own this lovely home in one of Milk River's most desirable locations!