



GRASSROOTS
REALTY GROUP

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**5401 58 Street
Ponoka, Alberta**

MLS # A2253191



\$296,000

Division:	Central Ponoka		
Type:	Residential/House		
Style:	Bungalow		
Size:	908 sq.ft.	Age:	1959 (66 yrs old)
Beds:	4	Baths:	2
Garage:	Single Garage Detached		
Lot Size:	0.17 Acre		
Lot Feat:	Landscaped, Private		

Heating:	High Efficiency	Water:	-
Floors:	Hardwood, Linoleum	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Finished, Full	LLD:	-
Exterior:	Stucco	Zoning:	R2
Foundation:	Poured Concrete	Utilities:	-
Features:	No Smoking Home		

Inclusions: Garden Boxes

Welcome to this beautifully updated 906 sq ft bungalow, where charm meets modern convenience. This home has been completely refreshed and is move-in ready! Main floor highlights 3 Bedrooms & 1 Full Bath, Original hardwood floors throughout the living room, bedrooms, and hallway & durable linoleum throughout the rest of the house. Updated bathroom plus stunning kitchen makeover with modern finishes. Fully finished basement includes additional bedroom (window may not meet egress), new 3-piece bathroom, two spacious living areas & perfect for a rec room, home office, or gym & large laundry/utility room with ample storage space. High-efficiency furnace & newer hot water tank. Other key Upgrades include: All new windows throughout, fresh paint & flooring, shingles & 100 amp electrical service. Backyard features a single detached garage with additional rear parking, fully fenced yard with space for kids or pets to play, garden beds, shed, and dog run & ready for outdoor living! This home offers everything a family needs in a well-established neighborhood. Don't let this one pass you by!