



GRASSROOTS
REALTY GROUP

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**307 Windsor Avenue
Diamond Valley, Alberta**

MLS # A2253963



\$519,900

Division:	NONE		
Type:	Residential/House		
Style:	Bungalow		
Size:	1,144 sq.ft.	Age:	1970 (55 yrs old)
Beds:	2	Baths:	1
Garage:	220 Volt Wiring, Heated Garage, Oversized, Single Garage Attached, Triple G		
Lot Size:	0.21 Acre		
Lot Feat:	Back Lane, Back Yard, Gazebo, Landscaped, Rectangular Lot		

Heating:	Fireplace(s), Forced Air	Water:	-
Floors:	Laminate, Linoleum	Sewer:	-
Roof:	Asphalt, Metal	Condo Fee:	-
Basement:	Partial, Unfinished	LLD:	-
Exterior:	Vinyl Siding, Wood Frame	Zoning:	R1
Foundation:	Brick/Mortar	Utilities:	-
Features:	Ceiling Fan(s), Sump Pump(s), Wood Windows		

Inclusions: N/A

What a delightful property! You don't want to miss this opportunity to own this cozy home with a huge yard and a shop that every man dreams of! This lot is 9000 sqft and the shop is 34'x27' with an overhead door-perfect for parking your RV in the winter. The home features 2 bedrooms, 1 bath, kitchen, dining area and a large living room with a great wood burning stove. The yard is amazing and features a huge deck, gazebo, garden spot, firepit area and another older single detached garage. With a south facing backyard which is fully fenced and lots of trees and shrubs, you will find this is like a piece of paradise for you to come home to!