



GRASSROOTS
REALTY GROUP

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316 2 Street SE
Redcliff, Alberta

MLS # A2255883



\$220,000

Division:	NONE		
Type:	Residential/House		
Style:	Bungalow		
Size:	692 sq.ft.	Age:	1956 (69 yrs old)
Beds:	3	Baths:	2
Garage:	Alley Access, Concrete Driveway, Front Drive, Off Street, On Street, Single G		
Lot Size:	0.01 Acre		
Lot Feat:	Back Lane, Back Yard, Front Yard		

Heating: Central, Forced Air, Natural Gas

Floors: Carpet, Vinyl Plank

Roof: Asphalt Shingle

Basement: Finished, Full

Exterior: Concrete, Stucco, Wood Frame

Foundation: Block

Features: Sump Pump(s)

Water: -

Sewer: -

Condo Fee: -

LLD: -

Zoning: R1

Utilities: -

Inclusions: Fridge, Stove, Washer, Dryer, Window Coverings, /Blinds, 2 Sump Pumps, Shed

Looking for an affordable family home? This charming 3-bedroom, 2-bathroom property at 316 2nd Street SE in Redcliff might be exactly what you've been searching for! With thoughtful updates throughout, this home is move-in ready and waiting for its new owners. Recent upgrades include new flooring, fresh paint, an updated basement bathroom, and a brand-new A/C unit for your comfort. Step inside to find a bright and welcoming living room, complete with a large window that fills the space with natural light. The kitchen offers ample space, featuring some newer cabinetry and easy access to the rest of the home. The main floor also includes two comfortable bedrooms and a 4-piece bathroom. Downstairs, you'll discover a spacious third bedroom, an updated 3-piece bathroom, and a cozy living area perfect for movie nights or a playroom. The basement also offers a generous laundry and storage area, along with the mechanical room. Enjoy morning sun from the east-facing front yard and warm afternoon light in the west-facing backyard — ideal for gardening, relaxing, or hosting summer BBQs. Located in Redcliff, known as the Greenhouse Capital of the Prairies, this vibrant community offers the perfect blend of small-town charm and convenience. With quick access to Medicine Hat, the Co-Op Centre, restaurants, and more, it's a fantastic place to raise a family, settle down, or even grow a business.