



GRASSROOTS
REALTY GROUP

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**122 Dorin Drive
Hinton, Alberta**

MLS # A2256363



\$349,900

Division:	Hardisty		
Type:	Residential/House		
Style:	Bungalow		
Size:	1,106 sq.ft.	Age:	1956 (69 yrs old)
Beds:	5	Baths:	2
Garage:	Single Garage Attached		
Lot Size:	0.19 Acre		
Lot Feat:	Back Yard, Corner Lot, Front Yard, Lawn, Level, No Neighbours Behind		

Heating:	Forced Air, Natural Gas	Water:	-
Floors:	Carpet, Linoleum, Vinyl	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Finished, Full	LLD:	-
Exterior:	Wood Frame	Zoning:	R-S2
Foundation:	Poured Concrete	Utilities:	-
Features:	No Smoking Home		

Inclusions: shed x2 , window coverings

Located on a quiet street in Hinton's Hardisty neighbourhood, this solidly built 5-bedroom, 2-bathroom home offers generous living space inside and out. Known locally as a "Mill Home," this property is part of a collection of homes originally built for pulp mill employees—renowned for their quality construction and "good bones." This is one of the larger floor plans available in the area, featuring 3 bedrooms and a full bathroom on the main level, plus 2 additional bedrooms and a second full bathroom in the fully developed basement. The home has seen several updates over the years, including the kitchen and windows, making it move-in ready with potential for future personalization. The backyard is a standout feature, offering a large deck, two storage sheds, and a swing gate with enough space to park a smaller trailer. The deep single-car garage provides ample room for parking, storage, or even a workshop. Ideal for growing families or those looking for extra space, this home combines charm, functionality, and value in one of Hinton's most established neighbourhoods.