



1112 2 Street NE
Sundre, Alberta

MLS # A2256847



\$610,000

Division:	NONE	
Type:	Residential/House	
Style:	Bi-Level	
Size:	1,216 sq.ft.	Age: 2004 (22 yrs old)
Beds:	4	Baths: 3
Garage:	Double Garage Attached, Front Drive, Garage Faces Front, Heated Garage	
Lot Size:	0.17 Acre	
Lot Feat:	Back Lane, Back Yard, Corner Lot, Front Yard, Garden, Landscaped	

Heating:	In Floor, Forced Air, Natural Gas	Water:	-
Floors:	Carpet, Tile, Vinyl Plank	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full	LLD:	10-33-5-W5
Exterior:	Vinyl Siding, Wood Frame	Zoning:	R-1
Foundation:	Poured Concrete	Utilities:	-
Features:	Ceiling Fan(s), Central Vacuum, Chandelier, Closet Organizers, Double Vanity, Walk-In Closet(s), Wired for Sound		

Inclusions: Dishwasher, electric stove, refrigerator, microwave hood fan, central vac & attachments, ceiling fans, shed, raised flower beds, fire pit, gemstone exterior lighting, light fixtures, window coverings, tv mounts & hot tub

Beautifully renovated 2004 Laebon built bilevel with 1,216 sq. ft. plus a finished basement, and heated double attached garage. Pride of ownership shows with new flooring, lighting, fresh paint, quartz counters, Gemstone exterior lights & more. The bright, open layout offers a spacious primary with dual closets, plus two large bedrooms in the lower level with in-floor heat. Step outside to a beautiful, family-centered backyard with two decks, lower patio, hot tub, fire pit, raised flowerbeds & functional landscaping. Extras include central air, gas BBQ hookup, 8'x10' shed, & water softener. Located in a quiet Sundre neighborhood close to schools, hospital, shopping, arts & endless recreation; just 1 hour to Calgary or Red Deer.