



GRASSROOTS
REALTY GROUP

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**126 Harris Road
Taber, Alberta**

MLS # A2258954



\$415,000

Division:	NONE		
Type:	Residential/House		
Style:	Acreage with Residence, Bi-Level		
Size:	1,023 sq.ft.	Age:	1972 (54 yrs old)
Beds:	3	Baths:	1
Garage:	Double Garage Detached		
Lot Size:	0.47 Acre		
Lot Feat:	Few Trees, Landscaped		

Heating:	Forced Air	Water:	-
Floors:	Carpet, Laminate	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full	LLD:	-
Exterior:	Mixed	Zoning:	HR
Foundation:	Poured Concrete	Utilities:	-
Features:	See Remarks		

Inclusions: All window coverings and blinds

Well this Charming home will check all of your boxes including the ones where your hubby wants a huge garage!! This 3 bed 1 Bath home is located in Johnsons addition which is a quiet part of town, across from the golf course and walking paths. Many upgrades have been done to this home including windows, brand new hickory kitchen cabinets that also have matching cabinetry in the bathroom also. Newer kitchen appliances, and spacious mudroom, and a large deck to enjoy those lazy fall days... The basement has a large laundry room that was updated, a large family room and another bedroom as well. There is plenty of space for another bedroom if needed also ! The yard is huge ! 118x172 lot, so tons of space that will give you that "acreage living" feeling, yet you are on the edge of town, so the best of both worlds! Tons of parking space for RV's, or just family parking, and you also have another driveway for your huge garage. Built in 2011, this 28x36 garage comes complete with two big doors, and could even put in another if you wanted , and additional space for a workbench to do all those projects. Vinyl siding and a tin roof. So much has been done here , and it is just waiting for you to call it your own . So much room for the kids to run and play~ these properties don't come along everyday !