



GRASSROOTS
REALTY GROUP

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**9 Park Place
Didsbury, Alberta**

MLS # A2265463



\$380,000

Division:	NONE		
Type:	Residential/House		
Style:	Bi-Level		
Size:	1,074 sq.ft.	Age:	1978 (47 yrs old)
Beds:	5	Baths:	2 full / 1 half
Garage:	Driveway, On Street, Parking Pad		
Lot Size:	0.12 Acre		
Lot Feat:	Back Yard, Front Yard, Low Maintenance Landscape, Street Lighting		

Heating:	Forced Air	Water:	-
Floors:	Carpet, Laminate, Vinyl Plank	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Finished, Full	LLD:	-
Exterior:	Brick, Wood Frame, Wood Siding	Zoning:	R-2
Foundation:	Poured Concrete	Utilities:	-
Features:	Ceiling Fan(s), Jetted Tub, No Smoking Home, Recessed Lighting, Soaking Tub, Storage		

Inclusions: 2 garden sheds

Welcome to this bright and spacious home, situated on a quiet street steps away from a green space. This classic bi-level comes with a newer roof and wood siding for durability. The spacious living room has a beautiful wood fireplace surrounded by brick, mimicking the stylish front entrance. The eat-in kitchen has ample space to design the kitchen of your dreams, if desired. Outside, the large deck overlooks the huge backyard, making it perfect for entertaining. There are three bedrooms upstairs, including the primary bedroom, which is complete with an ensuite. Relax in the main bathroom with newer flooring and a relaxing soaker tub. Downstairs, the massive basement has large windows for an abundance of natural light, a laundry room, a bathroom, and two additional bedrooms that can also be used as a flex room. Enjoy the convenience of being in the family-friendly town of Didsbury, just 25 minutes north of Airdrie, and 45 minutes away from Red Deer. Schedule your private showing today and discover all that Didsbury has to offer.