



GRASSROOTS
REALTY GROUP

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4924 58 Avenue
High Prairie, Alberta

MLS # A2269696



\$174,900

Division:	NONE		
Type:	Residential/House		
Style:	1 and Half Storey		
Size:	1,276 sq.ft.	Age:	1954 (71 yrs old)
Beds:	3	Baths:	1
Garage:	Parking Pad		
Lot Size:	0.15 Acre		
Lot Feat:	Back Lane, Back Yard, Lawn, Rectangular Lot		

Heating:	Forced Air	Water:	-
Floors:	Laminate	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	None	LLD:	-
Exterior:	Vinyl Siding, Wood Frame	Zoning:	R2
Foundation:	Poured Concrete	Utilities:	-
Features:	Laminate Counters, Primary Downstairs, Vinyl Windows		

Inclusions: N/A

Located near schools, aquatic center parks and shopping this home is as convenient as it is cute. With three bedrooms, a spacious living room and dining room, this is a great home for a family. Hardwood floors, renovated kitchen, doors, windows and siding are part of the package but not all because new shingles, totally new furnace and ducting as well as the covered deck have all been replaced in October of 2023...yup 2023. Call to arrange your viewing today