



GRASSROOTS
REALTY GROUP

1-833-477-6687
aloha@grassrootsrealty.ca

722 Oak Drive
Beaverlodge, Alberta

MLS # A2270681



\$399,000

Division:	NONE		
Type:	Residential/House		
Style:	Bungalow		
Size:	1,232 sq.ft.	Age:	1979 (46 yrs old)
Beds:	5	Baths:	2
Garage:	Additional Parking, Driveway, Garage Door Opener, Heated Garage, Plug-In,		
Lot Size:	0.15 Acre		
Lot Feat:	Low Maintenance Landscape		

Heating:	Forced Air, Natural Gas	Water:	-
Floors:	Ceramic Tile, Laminate, Vinyl Plank	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full	LLD:	-
Exterior:	Mixed	Zoning:	R
Foundation:	Poured Concrete	Utilities:	-
Features:	Built-in Features, Central Vacuum, See Remarks, Sump Pump(s)		

Inclusions: Fridge, Stove, Dishwasher, Washer, Dryer, Window Coverings, Hot tub, Garage Cupboards, Central Vacuum, 4 Sheds, A/C, Sauna Negotiable.

Welcome to the wonderful 722 Oak Drive! This home is warm, cozy and clean! Completely move in ready as pride of ownership has kept this home updated and in top condition. Most of the home was completely renovated in 2012, leaving not much to be improved; but wait, the owner still upgraded and installed all new windows and blinds in 2022, new roof in 2023 and painted the exterior while adding all new doors. Inside is a well appointed bungalow floor plan, with large living room and feature fireplace. There are 3 generous bedrooms and a 4 piece bathroom. Downstairs is bright and open, with huge family room, hooks ups for a wet bar, 2 big bedrooms and a clean large laundry room with 3 piece bathroom. The garage is exceptionally finished with heat, epoxy floor and built ins. This could easily be continued to be used as additional living or garage storage/parking. Outside is sure to impress with enclosed Hot Tub room finished with cedar plank walls providing a relaxing oasis right at home. There is also a 16 x 25 ft deck with covered area, and storage galore! 4 sheds to be exact. The driveway is also Xtra Large with 30 amp plug in. This home is ready for its next owner and it could be you! Call a REALTOR for a private viewing.