



GRASSROOTS
REALTY GROUP

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

**4916, 58 Avenue
High Prairie, Alberta**

MLS # A2277452



\$205,000

Division: NONE

Type: Residential/House

Style: Bungalow

Size: 869 sq.ft. **Age:** 1961 (65 yrs old)

Beds: 4 **Baths:** 2

Garage: Carport, Front Drive, Gravel Driveway

Lot Size: 0.15 Acre

Lot Feat: Back Lane, Back Yard, Front Yard, Landscaped, Lawn

Heating: Mid Efficiency, Forced Air, Natural Gas

Water: Public

Floors: Linoleum, Vinyl Plank

Sewer: Public Sewer

Roof: Metal

Condo Fee: -

Basement: Full

LLD: -

Exterior: Concrete, Vinyl Siding, Wood Frame

Zoning: R2

Foundation: Poured Concrete

Utilities: Electricity Connected, Natural Gas Connected, Garbage

Features: Low Flow Plumbing Fixtures, No Smoking Home, Storage

Inclusions: n/a

Perfect Starter Home! Three bedroom Bungalow located on a large 50'x135' fenced and landscaped lot. This home has been newly renovated, with newer flooring throughout, furnace (2008), HWT (2024), metal roof(2023), some new windows, bathrooms, siding, electrical and Carport. Situated on a newly finished basement with a further bedroom, laundry, 4 pc bathroom and storage. Conveniently located close to schools and Aquatic Centre. Call today for your viewing!