



GRASSROOTS
REALTY GROUP

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**605 Maple Place
Picture Butte, Alberta**

MLS # A2282245



\$525,000

Division:	NONE		
Type:	Residential/House		
Style:	Bungalow		
Size:	1,294 sq.ft.	Age:	1996 (30 yrs old)
Beds:	4	Baths:	3
Garage:	Double Garage Detached, Off Street		
Lot Size:	0.16 Acre		
Lot Feat:	Back Yard, Landscaped, Lawn, See Remarks		

Heating:	Fireplace(s), Forced Air	Water:	-
Floors:	Carpet, Linoleum	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full	LLD:	-
Exterior:	Stucco	Zoning:	R1
Foundation:	Poured Concrete	Utilities:	-
Features:	Built-in Features, Central Vacuum, Closet Organizers, See Remarks		

Inclusions: Hot tub, extra flooring and ceiling tiles

This one owner 1294 sq ft raised bungalow features a sprawling and open main floor with sky high vaulted ceilings providing ample natural light. With 3 main floor bedrooms, including an oversized primary bedroom that has 3 piece ensuite and walk in closet. . The basement has a massive family room, bedroom, laundry room, and a flex space that is currently used for a music room, but could easily be converted to another bedroom if needed. The 3 piece bathroom down also includes a hot tub! This home also features gas fireplaces both up and down, The attached garage measures 24' x 24' and has overhead radiant heat. Highly desirable southside location, with fully fenced rear yard, 2 tiered deck with gas outlet, and backing onto an open field affording great southerly views!