



GRASSROOTS
REALTY GROUP

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**1702 15A Street
Didsbury, Alberta**

MLS # A2287132



\$380,000

| | | | |
|------------------|------------------------------------|---------------|-------------------|
| Division: | NONE | | |
| Type: | Residential/House | | |
| Style: | Bungalow | | |
| Size: | 1,080 sq.ft. | Age: | 1976 (50 yrs old) |
| Beds: | 5 | Baths: | 2 full / 1 half |
| Garage: | Double Garage Detached, Off Street | | |
| Lot Size: | 0.18 Acre | | |
| Lot Feat: | Gentle Sloping, Lawn | | |

| | | | |
|--------------------|----------------------------------|-------------------|----|
| Heating: | Fireplace(s), Forced Air | Water: | - |
| Floors: | Carpet, Linoleum | Sewer: | - |
| Roof: | Asphalt Shingle | Condo Fee: | - |
| Basement: | Full | LLD: | - |
| Exterior: | Brick, Metal Siding , Wood Frame | Zoning: | R2 |
| Foundation: | Poured Concrete | Utilities: | - |
| Features: | Bar, See Remarks | | |

Inclusions: NA

Located on a quiet cul-de-sac in a family-friendly area of Didsbury, this detached 5-bedroom, 2.5-bath bungalow offers solid space and long-term potential for the right buyer. Built in 1976, the home is ready for updates and improvements, making it a great opportunity to build equity while creating a home that truly fits your needs. The main level features a living room with a wood-burning fireplace, a functional kitchen and dining area, and patio doors leading to a large covered deck—ideal for outdoor enjoyment. Three bedrooms are located on the main floor, including the primary bedroom with a 2-piece ensuite, along with a full 4-piece bathroom. Downstairs, the fully developed lower level includes a recreation room with a bar and second wood-burning fireplace, two well-sized bedrooms, a 4-piece bathroom, and a large mechanical/laundry room with plenty of storage space. Outside, the home offers a front deck, a large oversized garage, and an attached workshop, providing excellent space for vehicles, hobbies, or projects.