



**3812 61A Street
Stettler, Alberta**

MLS # A2294520



\$379,000

Division:	NONE		
Type:	Residential/House		
Style:	Bungalow		
Size:	1,151 sq.ft.	Age:	1993 (33 yrs old)
Beds:	5	Baths:	2
Garage:	Double Garage Detached, RV Access/Parking		
Lot Size:	0.17 Acre		
Lot Feat:	Back Lane		

Heating:	Forced Air, Natural Gas	Water:	-
Floors:	Carpet, Ceramic Tile, Hardwood	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full	LLD:	-
Exterior:	Wood Frame	Zoning:	R2
Foundation:	Wood	Utilities:	-
Features:	Granite Counters, Jetted Tub		

Inclusions: Projector & Screen

Welcome to this well-maintained and thoughtfully updated bungalow offering space, functionality, and a great location in Stettler. With 5 bedrooms and 2 bathrooms, this home is ideal for families needing room to grow. Step inside to a bright and inviting main level featuring RICH, DARK OAK HARDWOOD flooring and PORCELAIN TILE, with a good portion of the main floor FRESHLY PAINTED for a clean, updated feel. The beautifully appointed kitchen showcases PAINTED MAPLE CABINETRY with soft-close hinges and convenient pull-outs, along with GRANITE COUNTERTOPS, KOHLER FARMHOUSE SINK, a CHEFS GAS RANGE, and a CONVENIENT BEVERAGE FRIDGE—perfect for those who love to cook and entertain. The main bathroom has also been tastefully updated and includes GRANITE COUNTERTOPS, a SOAKER TUB, WALK-IN SHOWER, and a large vanity. The basement offers an OPEN AND SPACIOUS layout with plenty of flexibility. A dedicated MEDIA ROOM comes complete with projector and large screen, creating the perfect space for movie nights or entertaining. This room could also function as a SIXTH BEDROOM if desired. A GAS FIREPLACE adds warmth and comfort to the lower level. Additional updates throughout the home include BRAND NEW PEX PLUMBING, some UPDATED LIGHTING, and CENTRAL AIR CONDITIONING for year-round comfort. Step outside to enjoy the BEAUTIFULLY LANDSCAPED BACKYARD, complete with a deck featuring a newer railing (2025), RAISED VEGETABLE GARDENS, and established PERENNIAL BEDS. You’ll also find mature PRODUCING APPLE TREES and RHUBARB, adding to the charm and functionality of the outdoor space. The yard is fully fenced (2023) and includes RV PARKING on the side. The front porch was COMPLETELY REBUILT IN 2025,

and new siding in 2019 adds to the home's curb appeal, while the 26 x 24 DOUBLE DETACHED HEATED GARAGE offers excellent space for parking, storage, or a workshop. Appliances are included—making this a move-in ready opportunity with plenty of value.