



GRASSROOTS
REALTY GROUP

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**330 19th Street
Fort Macleod, Alberta**

MLS # A2113955



\$274,900

Division:	NONE		
Type:	Residential/House		
Style:	Bungalow		
Size:	1,021 sq.ft.	Age:	1961 (63 yrs old)
Beds:	4	Baths:	2
Garage:	Multiple Driveways, Off Street, Parking Pad, Single Garage Detached		
Lot Size:	0.15 Acre		
Lot Feat:	Back Lane, Back Yard, Low Maintenance Landscape		

Heating:	Forced Air, Natural Gas	Water:	-
Floors:	Carpet, Linoleum	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full, Partially Finished	LLD:	-
Exterior:	Wood Frame, Wood Siding	Zoning:	R
Foundation:	Poured Concrete	Utilities:	-
Features:	Built-in Features		

Inclusions: TV Console in Living Room, playground equipment, shed.

Check out this super sweet 4 bedroom, 2 bathroom bungalow in the family-friendly community of Fort Macleod! located on a picturesque street, this mid-century beauty has ample room for you and your growing family, with over 2000sf of living space upstairs and down. The main floor featured a cozy MCM living room with original hardwood floors, a large kitchen with lots of windows and counter space, and a sunny, south-facing dining area overlooking your large patio and back yard. Upstairs you'll also find two bedrooms and the main bathroom, which has been fully updated. Heading downstairs, you'll find a huge family room, two more bedrooms, another 3-piece bathroom, and lots of storage space, including a cold room for all your canning and Costco extras! Outside in the yard, you'll find ample room for the kiddos to play, including a large custom play structure that stays with the house, and a sheltered patio area for relaxing after the kids have gone to bed. There's also a ton of off-street parking on that long driveway, as well as in your 13 x 22 single garage. Lots of value in this quaint family home, whether you're looking to expand your family, or downsize into something retirement ready. Whatever your plan is for this sweet house, call your favourite realtor to book a showing today!