



GRASSROOTS
REALTY GROUP

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1008 2 Avenue
Tangent, Alberta

MLS # A2139227



\$149,900

Division:	NONE		
Type:	Residential/House		
Style:	Bungalow		
Size:	1,324 sq.ft.	Age:	1980 (44 yrs old)
Beds:	3	Baths:	2
Garage:	Parking Pad		
Lot Size:	1.00 Acre		
Lot Feat:	Private		

Heating:	Central	Water:	-
Floors:	Hardwood, Linoleum, Vinyl	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full, Partially Finished	LLD:	-
Exterior:	Vinyl Siding, Wood Frame	Zoning:	RN
Foundation:	Wood	Utilities:	-
Features:	Wood Windows		

Inclusions: Fridge, Stove, Washer, Dryer, 2 Sheds (Everything Stays As Is Where Is)

Move-In Ready Bungalow in Tangent with Extensive Updates Discover this stunning move-in ready bungalow in Tangent, boasting numerous updates that blend modern comfort with timeless charm. Featuring new vinyl flooring, fresh paint, and updated light fixtures, this home offers a bright and spacious kitchen, a large dining room open to the living room with a cozy wood-burning fireplace, and abundant natural light from large windows. The three-bedroom layout includes a large master bedroom and two generously sized bedrooms. The roomy bathroom, hardwood flooring throughout the main areas, and vinyl plank in the kitchen add to the home's appeal. An updated mudroom provides additional storage, while the partially developed basement offers a washer and dryer, a full bath, a workbench, a cold room, and ample storage space, with potential for further development. The exterior boasts a large parking pad, two sheds, a garden, and plenty of privacy, all situated on four expansive lots. Recent updates include new shingles in 2018, and the home is equipped with a central vacuum system for added convenience. Don't miss this exceptional property that combines modern updates with classic bungalow charm. Schedule a viewing today to experience all this beautiful home has to offer!