



**GRASSROOTS**  
REALTY GROUP

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**650 Schofield Street  
Pincher Creek, Alberta**

**MLS # A2142545**



**\$380,000**

Division:	NONE		
Type:	Residential/House		
Style:	2 Storey		
Size:	1,649 sq.ft.	Age:	-
Beds:	4	Baths:	2
Garage:	Off Street		
Lot Size:	0.24 Acre		
Lot Feat:	Back Yard, Corner Lot, Few Trees, Lawn, Level, Rectangular Lot, Views		
Heating:	Forced Air	Water:	-
Floors:	Carpet, Hardwood, Laminate, Linoleum	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Crawl Space, Partial	LLD:	-
Exterior:	Vinyl Siding	Zoning:	R1
Foundation:	Combination	Utilities:	-

**Features:** No Smoking Home

**Inclusions:** N/A

This two-storey home is situated on a huge corner lot with beautiful, mature trees and mountain views. The property consists of three half lots, with the house located on the middle lot. That means you have tons of room to build a garage, put in a garden, or do both & still have a great yard to enjoy. The yard is fully fenced to keep the kids and pets safe. A short walk across the school yard takes you to St. Michael's Catholic School, and just down the hill you'll find all that Main Street has to offer. The four-bedroom, two-bathroom house was built in the early 1900s, however the plumbing, heating, and electrical were all updated in 1986. If you drive by, you'll see the home and yard have charming curb appeal, with the siding and roof both updated in 2012. It feels a bit like a small acreage in town - there is so much potential with this property. Call your favourite Realtor today to see for yourself!