



**4702 54 Avenue
Grimshaw, Alberta**

MLS # A2169744



\$236,000

Division:	NONE		
Type:	Residential/House		
Style:	4 Level Split		
Size:	1,052 sq.ft.	Age:	1979 (45 yrs old)
Beds:	4	Baths:	1 full / 1 half
Garage:	Off Street, Parking Pad, Paved		
Lot Size:	0.17 Acre		
Lot Feat:	Back Yard, City Lot, Corner Lot, Dog Run Fenced In, Lawn, Landscaped, Pav		

Heating:	Forced Air, Natural Gas	Water:	-
Floors:	Laminate, Linoleum	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full, Partially Finished	LLD:	-
Exterior:	Vinyl Siding, Wood Frame	Zoning:	R1
Foundation:	Poured Concrete	Utilities:	-
Features:	Ceiling Fan(s), Storage		

Inclusions: None

QUALITY OF THIS HOME speaks for its self. The owners have lovingly care for this home and have updated it with windows, doors, siding, Paved off street parking and much more. Inside you will find 4 bedrooms 1 & 1/2 bathrooms, large kitchen, Living room, The games room on the 3rd level is extra large and would be a nice place for the kids to hang out. Outside is a private back deck, Paved driveway and a landscaped yard. If you would like to have a look please call. THIS HOME IS WAITING FOR YOU!!!