



**GRASSROOTS**  
REALTY GROUP

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686 Lacombe Street  
Pincher Creek, Alberta

MLS # A2207854



**\$559,000**

Division:	NONE		
Type:	Residential/House		
Style:	Bungalow		
Size:	1,130 sq.ft.	Age:	2025 (0 yrs old)
Beds:	2	Baths:	1
Garage:	Off Street		
Lot Size:	0.17 Acre		
Lot Feat:	Back Lane, Back Yard, City Lot, Corner Lot, Street Lighting		

Heating:	Fireplace Insert, Forced Air	Water:	-
Floors:	Vinyl Plank	Sewer:	-
Roof:	Metal	Condo Fee:	-
Basement:	Full, Partially Finished	LLD:	-
Exterior:	Composite Siding, ICFs (Insulated Concrete Forms), Stone, Wood Siding	Zoning:	R1
Foundation:	ICF Block	Utilities:	-
Features:	Closet Organizers, Stone Counters, Vaulted Ceiling(s), Walk-In Closet(s)		

Inclusions: NA

Discover pure sophistication in this brand-new 1,130 sq ft, 2-bed, 1-bath home—where luxury meets limitless potential. The open-concept layout dazzles with high-end finishes: quartz countertops, solid wood doors, and warm wood accents throughout. Snuggle up next to the gas fireplace in the living room or unwind in the master suite with a walkout deck, ideal for stargazing or quiet evenings. The walk-up basement, framed and ready, can be finished by the builder—think cozy family haven or income suite, your call! within a stones throw of a school and playground, this makes it a great home for a growing family. With the corner lot and alley access, you can add a garage, fence in the yard and have an outdoor oasis. Perfect for entertaining or growing roots, this move-in-ready gem blends modern style with smart savings. Act fast—your forever home won't wait! \*\*\*More photos to come!\*\*\*