



GRASSROOTS
REALTY GROUP

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1216 1 Avenue NW
Drumheller, Alberta

MLS # A2210638



\$557,500

Division:	Midland		
Type:	Residential/House		
Style:	2 Storey		
Size:	1,779 sq.ft.	Age:	2004 (21 yrs old)
Beds:	5	Baths:	2 full / 1 half
Garage:	Double Garage Attached, Double Garage Detached, Off Street, Parking Pad		
Lot Size:	0.22 Acre		
Lot Feat:	Back Lane, Back Yard, Backs on to Park/Green Space, Landscaped, No Neig		

Heating:	Forced Air, Natural Gas	Water:	-
Floors:	Carpet, Linoleum, Wood	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Finished, Full	LLD:	-
Exterior:	Mixed	Zoning:	ND
Foundation:	Poured Concrete	Utilities:	-
Features:	High Ceilings, Kitchen Island		

Inclusions: Water Tank, Gas BBQ, Shed, AC, Fridge, Stove, Microwave, Dishwasher, Washer, Dryer, Window coverings

Nestled in the sought after Marshall Estates in Midland. This 2 storey home features covered front porch, Great room with high ceilings, gas fireplace with mantle and loads of Natural light. Eat in kitchen with stainless appliance package, pantry and access to back deck, gas BBQ, fenced yard with garden spot and shed. Main floor also features powder room, laundry and primary bedroom with 4pc ensuite and walk in closet. Grand staircase will take you up to 3 generous sized bedrooms, and main bathroom with walk in shower. Downstairs a large Rec rom with built in cabinetry and gas line for 2nd fireplace. 5th bedroom, rough in for bathroom, and good storage. Attached Garage, Detached heated garage and loads off off street parking. With stunning Badlands Views and no neighbours behind, Don't Miss Out !