



GRASSROOTS
REALTY GROUP

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**6001 51 Avenue
Stettler, Alberta**

MLS # A2211413



\$164,000

Division:	Rosedale		
Type:	Residential/House		
Style:	Bungalow		
Size:	660 sq.ft.	Age:	1947 (78 yrs old)
Beds:	2	Baths:	1
Garage:	Single Garage Detached		
Lot Size:	0.15 Acre		
Lot Feat:	Landscaped		

Heating:	Forced Air	Water:	-
Floors:	Vinyl Plank	Sewer:	-
Roof:	Asphalt	Condo Fee:	-
Basement:	Partial, Unfinished	LLD:	-
Exterior:	Vinyl Siding, Wood Frame	Zoning:	R2
Foundation:	Poured Concrete	Utilities:	-
Features:	Ceiling Fan(s)		

Inclusions: Fridge, stove, washer, dryer, garage door open (AS IS WHERE IS)

This 2 bedroom home offers a compact yet comfortable living space. The home features a neutral color palette throughout, with a fresh coat of paint and wood-look vinyl plank flooring, creating a cohesive and bright atmosphere. The kitchen is equipped with white cabinetry, dark countertops, and stainless-steel appliances, including a gas range and refrigerator. An arched doorway adds architectural interest and takes you to the living room, which has an elegant ceiling fan/light. There is a French door to the front entrance off the living room as well. This home has two bedrooms and the bathroom is spotless, with a modern, new vanity. Off the back entrance, there is a staircase to the basement which houses the laundry, utilities, and a storage space. Upgrades to this home include new exterior doors, windows, flooring on the main floor, and interior lighting. The 24' x 14' garage has a cement floor as well as a large cement parking pad. The yard is semi-private with hedges and mature trees. This property is in a nice location as it is just a few blocks from the school complex, and a short walk to the playground and mall. This property offers a well-designed living space ideal for those seeking an upgraded, low-maintenance home.