



# GRASSROOTS

REALTY GROUP

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149 10 Avenue SE  
Drumheller, Alberta

MLS # A2301960



## \$619,000

<b>Division:</b>	Bankview		
<b>Type:</b>	Residential/House		
<b>Style:</b>	Bungalow		
<b>Size:</b>	1,308 sq.ft.	<b>Age:</b>	2021 (5 yrs old)
<b>Beds:</b>	4	<b>Baths:</b>	3
<b>Garage:</b>	Double Garage Attached		
<b>Lot Size:</b>	0.18 Acre		
<b>Lot Feat:</b>	Back Yard, Corner Lot, Irregular Lot		

<b>Heating:</b>	Forced Air, Natural Gas	<b>Water:</b>	-
<b>Floors:</b>	Vinyl	<b>Sewer:</b>	-
<b>Roof:</b>	Asphalt	<b>Condo Fee:</b>	-
<b>Basement:</b>	Full	<b>LLD:</b>	-
<b>Exterior:</b>	Vinyl Siding	<b>Zoning:</b>	ND
<b>Foundation:</b>	Poured Concrete	<b>Utilities:</b>	-
<b>Features:</b>	Breakfast Bar, Closet Organizers, Double Vanity, High Ceilings, Kitchen Island, Open Floorplan, Pantry, Quartz Counters		

**Inclusions:** No

Discover this exceptional bungalow built in 2021 offering the perfect blend of modern luxury and natural beauty. This home features high ceilings and an open floor plan, creating a spacious and inviting atmosphere. The kitchen is a chefs dream complete with a pantry, quartz countertops, a little breakfast bar, perfect for casual dining, and entertaining. This property is fully developed both up and down, providing ample living space for your families needs plus has tons of storage. Enjoy the convenience of an attached garage and the beauty of nature right outside your back door. Step out to an incredible view of rolling hills, serene, landscape, and local wildlife truly a Haven for nature lovers. You won't find another home like this at such an unbeatable price. This is your chance to own a peaceful place in the newest subdivision in Drumheller;schedule of viewing today!