



GRASSROOTS

REALTY GROUP

587-777-7276
yuri@grassrootsrealtygroup.ca

4214 56 Street
Taber, Alberta

MLS # A2305058



\$499,900

Division:	NONE		
Type:	Residential/House		
Style:	3 Level Split		
Size:	1,257 sq.ft.	Age:	2006 (20 yrs old)
Beds:	5	Baths:	3
Garage:	Double Garage Attached		
Lot Size:	0.12 Acre		
Lot Feat:	Back Yard, Front Yard, Landscaped, Lawn, Level		

Heating:	Forced Air	Water:	-
Floors:	Carpet, Ceramic Tile, Laminate	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full	LLD:	-
Exterior:	Stucco	Zoning:	R1
Foundation:	Poured Concrete	Utilities:	-
Features:	Breakfast Bar		

Inclusions: Fridge, stove, b/i dishwasher, washer and dryer, c/air, c/vac and attachments(as is), garage door opener and 2 controls, w/coverings and blinds, garburator, under ground sprinklers

Great fully developed 5 bedroom plus den area, 3 bathroom, split level home has lots of room for the growing family. With 3 bedrooms, 4pc bathroom and 43pc ensuite off the master bedroom on the main floor. Open concept with kitchen, dining area and living room, vaulted ceilings and access to your deck and back yard area perfect for entertaining. The basement is fully finished with another 2 bedrooms, den, family room, laundry, storage and 3 pc bathroom. Double car attached garage, fenced and landscaped yard. Great location close to schools, playground, shopping and other amenities Taber has to offer.