



GRASSROOTS
REALTY GROUP

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685 3 Avenue W
Drumheller, Alberta

MLS # A2315659



\$359,900

Division:	Downtown Drumheller		
Type:	Residential/House		
Style:	Bi-Level		
Size:	1,078 sq.ft.	Age:	1994 (32 yrs old)
Beds:	4	Baths:	2
Garage:	Off Street		
Lot Size:	0.11 Acre		
Lot Feat:	Back Lane, Back Yard		

Heating: Forced Air

Floors: Laminate

Roof: Asphalt Shingle

Basement: Full

Exterior: Wood Frame

Foundation: Wood

Features: See Remarks

Water: -

Sewer: -

Condo Fee: -

LLD: -

Zoning: ND

Utilities: -

Inclusions: shed

Quick! Book your showing before it's too late! Welcome to 685 3 Ave West, a 4 bedroom bilevel, steps away from a playground and a quick walk to downtown. Fall in love with the modern feel throughout, generously sized bedrooms, and functional floorplan. You can hang out in the spacious living room or watch movies in the family room downstairs. Letting kids and pets outside into the yard is easy with the patio door off the kitchen. How do you like to enjoy fresh air? Out on the deck, the shaded patio or sun drenched garden area, you have options. It has AC (a must for Drumheller), is fully developed, and off street parking completes the package. At this price, it's not going to last!