



**132 Lodgepole Drive
Hinton, Alberta**

MLS # A2315782

\$449,000



Division:	Hardisty		
Type:	Residential/House		
Style:	2 Storey Split		
Size:	1,242 sq.ft.	Age:	1974 (52 yrs old)
Beds:	4	Baths:	2 full / 1 half
Garage:	Off Street, Parking Pad, Single Garage Attached		
Lot Size:	0.02 Acre		
Lot Feat:	Back Yard, City Lot, Front Yard, Gentle Sloping, Irregular Lot, Lawn		

Heating:	Natural Gas, Wood, Wood Stove	Water:	-
Floors:	Carpet, Laminate, Linoleum	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full	LLD:	-
Exterior:	Composite Siding, Stucco, Wood Frame	Zoning:	R-S2
Foundation:	Poured Concrete	Utilities:	-
Features:	Central Vacuum		

Inclusions: n/a

Beautiful home with a long list of assets that reflect pride of ownership newer roof , H/W tank 2 years old , many rooms newer paint , washer / dryer 2 years old. A short walk to shopping center, restaurants , specialty stores, gymnasium, and Mary Reimer Park ,walking trails and churches nearby. Must be seen to be appreciated. TITLE INSURANCE \$350.00