



GRASSROOTS
REALTY GROUP

587-777-7276
yuri@grassrootsrealtygroup.ca

1114 6 Avenue W
Beaverlodge, Alberta

MLS # A2322495



\$399,900

Division:	N/A		
Type:	Residential/House		
Style:	Bungalow		
Size:	1,359 sq.ft.	Age:	1995 (31 yrs old)
Beds:	3	Baths:	3
Garage:	Double Garage Attached		
Lot Size:	0.15 Acre		
Lot Feat:	Corner Lot, Cul-De-Sac, Few Trees, Front Yard, Rectangular Lot		

Heating:	Boiler	Water:	-
Floors:	Vinyl Plank	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full	LLD:	-
Exterior:	Vinyl Siding, Wood Frame	Zoning:	R1
Foundation:	Preserved Wood	Utilities:	-
Features:	Ceiling Fan(s), Central Vacuum, No Smoking Home, Open Floorplan, Sump Pump(s)		

Inclusions: Blinds

Extensively renovated bungalow located on a large corner lot in Beaverlodge. This move-in-ready home features new luxury vinyl plank flooring throughout, new trim, fresh paint, updated lighting, new interior doors, stainless steel appliances, and tasteful feature walls. The spacious primary suite offers a massive 9' x 11' walk-in closet and beautifully updated ensuite with a tiled dual-head shower. Enjoy the convenience of main floor laundry with side-by-side front-load washer and dryer, plus a bonus LG SideKick pedestal washer. The fully developed basement and oversized 32' x 28' garage both feature in-floor heat for year-round comfort, while the garage also includes 240V power and plenty of room for vehicles, toys, a workshop, or home gym. With 3 bedrooms, 3 full bathrooms, a covered deck, double asphalt driveway, and ample outdoor space on a large corner lot, this property offers exceptional value, comfort, and functionality. Quick possession available. Contact your REALTOR today to schedule a private viewing.