



GRASSROOTS
REALTY GROUP

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303 Robert Street SW
Diamond Valley, Alberta

MLS # A2325918



\$589,900

Division:	NONE		
Type:	Residential/House		
Style:	Bungalow		
Size:	1,264 sq.ft.	Age:	2002 (24 yrs old)
Beds:	4	Baths:	3
Garage:	Double Garage Detached, Garage Door Opener, Heated Garage, Insulated, C		
Lot Size:	0.14 Acre		
Lot Feat:	Back Lane, Back Yard, Front Yard, Landscaped, Lawn, Level, Low Maintenance		

Heating:	Forced Air, Natural Gas	Water:	-
Floors:	Carpet, Ceramic Tile, Linoleum	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full	LLD:	-
Exterior:	Wood Frame	Zoning:	R1
Foundation:	Poured Concrete	Utilities:	-

Features: Ceiling Fan(s), Central Vacuum, High Ceilings, Kitchen Island, Laminate Counters, No Smoking Home, Pantry, See Remarks, Storage, Vaulted Ceiling(s), Walk-In Closet(s)

Inclusions: CENTRAL VACCUM SYSTEM- NO ATTACHMENTS

You know the kind of neighbourhood that just feels good to pull into after a long day? Tree-lined streets, kids on bikes, neighbours who wave — and, over time, maybe even become friends you end up sharing drinks with around the fire. This is that place. I would know — I raised my daughter on this street. You will love the welcoming front porch, established garden beds, and the genuine feeling of this family-friendly, fully finished bungalow. Inside, vaulted ceilings and tons of natural light make the home feel open, comfortable, and easy to settle into. Cozy up in the front living room, cook up a storm in the kitchen, or head out back and unwind on the 1 year old back deck. The primary bedroom gives you your own ensuite and walk-in closet, with two additional bedrooms and a four-piece bath on the main floor. Downstairs adds even more room with large windows, a games/recreation space, and a fourth bedroom with its own three-piece ensuite — a great setup for the teenager in your life, guests, or even a home-based business. And yes, there is air conditioning. If you have been dreaming of a heated garage with 220 vt, where you can tinker, build, store, create, or finally unleash your hobbies, this one has that too- plus trailer parking. Some streets just feel different. This is one of them-view today!