



GRASSROOTS
REALTY GROUP

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22 Athabasca Drive
Whitecourt, Alberta

MLS # A2326949



\$290,000

Division:	NONE		
Type:	Residential/House		
Style:	Bungalow		
Size:	1,091 sq.ft.	Age:	1970 (56 yrs old)
Beds:	4	Baths:	2
Garage:	Double Garage Detached, Parking Pad		
Lot Size:	0.17 Acre		
Lot Feat:	Back Yard		

Heating:	Forced Air, Natural Gas	Water:	-
Floors:	Carpet, Laminate	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full	LLD:	-
Exterior:	Wood Frame	Zoning:	RB-1
Foundation:	Poured Concrete	Utilities:	-
Features:	See Remarks		

Inclusions: N/A

Spacious bungalow home with a detached double garage! This bright property includes a large living room, dining space, and kitchen at the front of the house. Three bedrooms share the main 4pc. bathroom with views of the large yard. There is a fully finished basement that includes a family room with stove fireplace, games area, a den, and a 3pc. bathroom. Upgrades include vinyl windows, a high efficiency furnace, and newer hot water tank.