



GRASSROOTS
REALTY GROUP

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709 centre Street
Hanna, Alberta

MLS # A2330932



\$225,000

Division:	Hanna		
Type:	Residential/House		
Style:	Bungalow		
Size:	982 sq.ft.	Age:	1950 (76 yrs old)
Beds:	2	Baths:	1
Garage:	Double Garage Detached		
Lot Size:	0.15 Acre		
Lot Feat:	Rectangular Lot		

Heating: Forced Air

Floors: Vinyl Plank

Roof: Asphalt Shingle

Basement: Full

Exterior: Composite Siding, Mixed

Foundation: Poured Concrete

Features: Vinyl Windows

Water: -

Sewer: -

Condo Fee: -

LLD: -

Zoning: R2

Utilities: -

Inclusions: Garage door opener

Completely renovated from top to bottom, this move-in ready home has been thoughtfully updated with quality improvements throughout. Nearly every major component has been replaced, including the roof, windows, furnace, ductwork, exterior facade, fencing, flooring, paint, and a beautifully redesigned kitchen, giving you the peace of mind that the big-ticket items are already done. The bright, modern main floor offers a fresh, inviting feel with stylish finishes and a functional layout that's ready to enjoy from day one. Downstairs, the basement has been professionally opened up, creating a blank canvas for the next owner's vision. Featuring durable epoxy-sealed concrete floors and rough-ins already in place for both a future kitchen and bathroom, the space is ideal for expanding your living area, creating a suite (subject to approvals) or designing the perfect recreation space to suit your needs. If you're looking for a home where the hard work has already been completed while still offering room to add your own finishing touches, this property is an exceptional opportunity. Call for a showing today!