



GRASSROOTS
REALTY GROUP

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534 Iris Street
Rosemary, Alberta

MLS # A2332723



\$310,000

Division:	NONE		
Type:	Residential/House		
Style:	Bungalow		
Size:	1,342 sq.ft.	Age:	1974 (52 yrs old)
Beds:	5	Baths:	3 full / 1 half
Garage:	Double Garage Attached		
Lot Size:	0.21 Acre		
Lot Feat:	Corner Lot		

Heating:	Forced Air	Water:	-
Floors:	Carpet, Ceramic Tile, Laminate, Linoleum, Vinyl	Sewer:	-
Roof:	Metal	Condo Fee:	-
Basement:	Full	LLD:	-
Exterior:	Vinyl Siding	Zoning:	R-1
Foundation:	Poured Concrete	Utilities:	-
Features:	See Remarks		

Inclusions: Fridge, Stove, Dishwasher

Need some space, how about peace and quiet? This splendid Bungalow in Rosemary offers exactly that! Over 1300 sq ft on the main floor, a total of 5 bedrooms and 4 bathrooms and a 75x120' lot! The main level offers a 2 piece guest bathroom, a 4 piece main bathroom, a primary bedroom that is larger than most, a fantastic ensuite with dual sinks and a STEAM shower, yes, it works amazing! There is also a living room, dining area and U shaped kitchen on the upper level. The lower level offers a 4 piece bathroom and 3 oversized bedrooms, a super handy bonus area that is set up nicely for guests, family room and loads of storage room! The double attached garage is heated with an access to the back yard. Newly added to this property is a metal roof, Central Air conditioning, furnace and some additional cosmetic updates. You will be pleased with the yard size, the location and the overall presentation of this affordable home! Take a look at the virtual tour offered, then call your Real Estate professional to book a showing.