



GRASSROOTS
REALTY GROUP

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505 Centennial Avenue
Picture Butte, Alberta

MLS # A2332764



\$379,900

Division:	NONE		
Type:	Residential/House		
Style:	Bungalow		
Size:	1,531 sq.ft.	Age:	1971 (55 yrs old)
Beds:	4	Baths:	3
Garage:	Off Street		
Lot Size:	0.16 Acre		
Lot Feat:	Back Yard, No Neighbours Behind		

Heating:	Forced Air	Water:	-
Floors:	Carpet, Laminate, Tile	Sewer:	-
Roof:	Metal	Condo Fee:	-
Basement:	Full	LLD:	-
Exterior:	Brick, Stucco	Zoning:	RL
Foundation:	Poured Concrete	Utilities:	-
Features:	Jetted Tub, Open Floorplan, See Remarks, Separate Entrance, Tankless Hot Water		

Inclusions: Fridge, stovetop, dishwasher, hod fan, oven, washer, dryer

If you've been looking for the space of a bungalow with the peace and quiet of small-town living, this Picture Butte home is one you won't want to miss. Backing onto open farmland with no rear neighbors, you'll enjoy views, added privacy, and a backyard that's sheltered from the wind. Inside, the spacious layout offers 4 bedrooms and 3 bathrooms, making it an excellent fit for families of all sizes. The updated kitchen features custom two-tone cabinetry, a built-in wall oven, cooktop, and an island with sink, while the sunken dining room provides plenty of space to gather with family and friends. The generous primary suite includes double closets and a private ensuite with a jetted tub. The main bathroom has also been beautifully updated with a tiled shower and unique barrel sink, adding warmth and character. The fully finished basement offers two additional bedrooms, a large family room, and a wet bar that could easily be converted into a kitchenette for added flexibility. You'll also appreciate the abundance of storage, with a dedicated storage room complete with built-in shelving, plus a separate laundry and mechanical room. New carpet in the basement, air conditioning and a tankless hot water tank add even more value. If you're looking for more space, more privacy, and the slower pace of small-town living, all while being just a short drive from Lethbridge, this home is well worth a look.