



GRASSROOTS
REALTY GROUP

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467 10 Street
Dunmore, Alberta

MLS # A2340355



\$574,500

Division:	NONE		
Type:	Residential/House		
Style:	Acreage with Residence, Bi-Level		
Size:	1,257 sq.ft.	Age:	1979 (47 yrs old)
Beds:	3	Baths:	2
Garage:	Double Garage Attached		
Lot Size:	1.01 Acres		
Lot Feat:	Back Yard, Front Yard, Lawn, Many Trees, Private		

Heating:	Forced Air	Water:	-
Floors:	Carpet, Vinyl	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full	LLD:	2-12-5-W4
Exterior:	Other	Zoning:	HR, Hamlet Residential
Foundation:	Wood	Utilities:	-
Features:	Storage		

Inclusions: cement patio set, firepit, benches, all water features and pumps, projection tv, 2 TV's and wall mounts, garage shelves, central vac(as is), hot tub, 2 sheds, pool table and accessories

This truly is the best of both worlds! All the amenities of living in town, with all the outdoor space you and your family are looking for! Nestled on a fully treed oversized lot in Dunmore is your family's next home. If you're looking to spread your wings and give you and your family plenty of room to enjoy both indoor and outdoor living, come discover 467 10 St in Dunmore. Indoors it all starts with the spacious front entrance to this 3 bedroom bi-level. The main floor features a large kitchen, open concept living and dining area. Completing the main floor is a large primary bedroom, 2nd bedroom and a four piece bathroom with a jetted soaker tub. Downstairs is another option for your primary bedroom suite, complete with walk-in closet and a four piece bathroom! There's also an awesome family entertainment space that everyone is going to enjoy, complete with a pool table and projection TV! The laundry room and storage complete the downstairs. Outdoor living this is awesome! It all starts with two spacious and connected decks. One is off the dining room and includes a Pergola for shade. The second deck is even bigger, and includes a set-in hot tub! On the rest of this mature, fully treed 1 acre lot you will find two water features, a fire pit, kids play area, a putting green, fruit trees, RV parking and so much more! Fully landscaped and irrigated! And if that wasn't enough there is a double attached garage, plus a separate 24x26 shop space! Come and see this large family property for yourself, book your private tour today!