



780-832-0996  
derek.estabrook@outlook.com

4301 50 Ave  
Grimshaw, Alberta

MLS # A2287146



\$255,000

Division: NONE

Type: Residential/House

Style: Bi-Level

Size: 1,008 sq.ft. Age: 1991 (35 yrs old)

Beds: 4 Baths: 2

Garage: Off Street, Parking Pad

Lot Size: 0.24 Acre

Lot Feat: Back Yard, Corner Lot, Front Yard, Landscaped, Lawn

Heating: Forced Air

Floors: Laminate, Linoleum

Roof: Asphalt Shingle

Basement: Full

Exterior: Wood Frame

Foundation: Wood

Features: See Remarks

Water: -

Sewer: -

Condo Fee: -

LLD: -

Zoning: R2

Utilities: -

Inclusions: N/A

This beautiful home is located on the edge of Grimshaw on a large fully fenced corner lot. This Bi level boasts 1008 Sq ft with a partially finished basement. Inside the home you will see a spacious living room with large windows letting in tons of natural light. You will see right from the living room to the dining area to a beautifully renovated kitchen perfect for entertaining. Down the hall you have you have 3 good size bedrooms and a full bathroom. Downstairs you have a full basement partially finished that includes a large rec room / living room, an additional bedroom, a 3 piece bathroom and tons of storage. Don't miss out on this great property a call today!!