

# \$222,500 - 4306 54 Street, Grimshaw

MLS® #A2201602

**\$222,500**

4 Bedroom, 3.00 Bathroom, 1,103 sqft

Residential on 0.17 Acres

NONE, Grimshaw, Alberta

Charming, renovated bungalow with fully finished basement and spacious fenced yard! Welcome to this thoughtfully updated bungalow offering the perfect blend of modern comfort with space to stretch out. Situated in a quiet neighborhood on Grimshaw's West Side, this home features a fully finished basement with large family room, bedroom, updated 3/4 bathroom, spacious laundry room and a storage/utility room. There is a large, fully fenced yard giving you privacy and offering plenty of greenspace for children and pets to run and play. The updated main floor sees a refreshed kitchen and bathrooms and has a bright, modern and stylish feeling with a contemporary color palette. Lots of windows bathe the house in natural light creating a great sense of space. There are three bedrooms and a full bathroom on the main floor plus a 1/2 bath ensuite off of the primary bedroom that also includes a walk in closet! This move-in-ready home is a must see! Don't miss your chance to own a fresh and beautiful bungalow with space to grow. Book a private showing today!

Built in 1980

## Essential Information

MLS® # A2201602

Price \$222,500

Bedrooms 4



Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,103
Acres	0.17
Year Built	1980
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Active

### Community Information

Address	4306 54 Street
Subdivision	NONE
City	Grimshaw
County	Peace No. 135, M.D. of
Province	Alberta
Postal Code	T0H 1W0

### Amenities

Parking Spaces	4
Parking	Parking Pad

### Interior

Interior Features	Laminate Counters, Storage, Walk-In Closet(s)
Appliances	Dishwasher, Electric Stove, Refrigerator
Heating	Forced Air, Natural Gas
Cooling	None
Has Basement	Yes
Basement	Finished, Full

### Exterior

Exterior Features	Private Entrance, Storage
Lot Description	Back Yard, Few Trees, Front Yard, Landscaped, Lawn, Level
Roof	Asphalt Shingle
Construction	Wood Frame
Foundation	Poured Concrete

### Additional Information

Date Listed	March 12th, 2025
Days on Market	52
Zoning	R-2

## **Listing Details**

Listing Office	RE/MAX Northern Realty
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