

\$579,900 - 726 & 730 3 Street N, Grassy Lake

MLS® #A2137091

\$579,900

6 Bedroom, 3.00 Bathroom, 2,475 sqft
Residential on 0.29 Acres

NONE, Grassy Lake, Alberta

What an opportunity! Invest in this full duplex and let it build equity for you OR live in one side and let the other side make the majority of the payment for you! Currently, one side is completely finished with 2 + 2 bedrooms and a full bath on each floor. A bright open concept main floor with the living/dining/kitchen areas. The kitchen has ample cabinet space, an island and pantry for your convenience. The bright basement of this unit has been finished with large windows, 2 more bedrooms, the bathroom and a large family room with plenty of space for the kids toys etc. The other side has the same style main floor with the basement being framed in for bedrooms and family room plus plumbing for another bathroom. Both yards are landscaped, fenced and separate with one having a shed. Both have A/C for those hot summer days and plenty of parking space for each side as well. What a great find!

Built in 2009

Essential Information

MLS® #	A2137091
Price	\$579,900
Bedrooms	6
Bathrooms	3.00
Full Baths	3
Square Footage	2,475
Acres	0.29



Year Built	2009
Type	Residential
Sub-Type	Duplex
Style	Bungalow, Side by Side
Status	Active

Community Information

Address	726 & 730 3 Street N
Subdivision	NONE
City	Grassy Lake
County	Taber, M.D. of
Province	Alberta
Postal Code	T0K 0Z0

Amenities

Parking Spaces	6
Parking	Off Street

Interior

Interior Features	See Remarks
Appliances	See Remarks
Heating	Forced Air
Cooling	Central Air
Has Basement	Yes
Basement	Full, Partially Finished

Exterior

Exterior Features	Private Yard
Lot Description	Back Lane, Landscaped
Roof	Asphalt
Construction	Vinyl Siding, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	May 30th, 2024
Days on Market	285
Zoning	T0K 0Z0

Listing Details

Listing Office

RE/MAX REAL ESTATE - LETHBRIDGE (TABER)

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