

**10 Westview Road  
Spirit River, Alberta**

**MLS # A1068982**



**\$257,500**

<b>Division:</b>	NONE		
<b>Type:</b>	Residential/House		
<b>Style:</b>	Bi-Level		
<b>Size:</b>	1,128 sq.ft.	<b>Age:</b>	1979 (42 yrs old)
<b>Beds:</b>	4	<b>Baths:</b>	2
<b>Garage:</b>	Attached Garage, Concrete Driveway		
<b>Lot Size:</b>	0.04 Acre		
<b>Lot Feat:</b>	Landscaped		

<b>Heating:</b>	Forced Air, Natural Gas	<b>Water:</b>	Public
<b>Floors:</b>	Carpet, Laminate, Tile	<b>Sewer:</b>	-
<b>Roof:</b>	Asphalt Shingle	<b>Condo Fee:</b>	-
<b>Basement:</b>	Finished, Full	<b>LLD:</b>	-
<b>Exterior:</b>	Vinyl Siding	<b>Zoning:</b>	res
<b>Foundation:</b>	Poured Concrete	<b>Utilities:</b>	Electricity, Natural Gas, Phone
<b>Features:</b>	See Remarks		

**Inclusions:** 2 sheds, wood stove

This amazing property is on the prestigious side of town, across from a park. 4 Bedrooms, 2 Bathrooms, and a finished basement will welcome you home. The tile entry leads to a large open living room which boast a huge bay window with amazing view. It is open to the dining room and kitchen. The kitchen is bright and modern., with tile back splash. There are patio doors off the dining room to great deck and private yard. There have been many upgrades over the years including newer windows, patio doors, modern paint, and laminate, carpet ,eves trough, garage door, cement in garage, and bathroom. There is a new wood stove in the second large family room down. make this home very appealing There is also a cold room for all your food storage. This home is move in ready Book for your viewing today