

19 Park Place SW

ALTONA

\$748,000



Custom-built home situated on double lot next to public green space with country views and no backyard neighbours!



SQUARE FEET: 2,147

BEDROOMS: 3 + 2

BATHS: 3

YEAR BUILT: 2005

**LOT SIZE: Pie-Shaped Lot
(.52 acres)**

FOUNDATION: Concrete

**GARAGE: Oversized Double
Attached (24' x 34')**

**HEATING: Forced Air-Gas &
Floor Heat (Basement,
entrance and ensuite.
Garage floor heat roughed-in)**

POSSESSION: Negotiable

SCHOOL DIVISION:

Border Land



FEATURES & UPDATES

Main Floor

- Updated kitchen with Corian countertops and tiled backsplash
- Patio door from dining room to deck providing amazing sunset views with no backyard neighbors
- Great room with 16' ceilings, gas fireplace and feature lighting for artwork
- Family room right off of the kitchen
- Three (3) bedrooms
- Main bedroom features walk-in closet and 3-pc ensuite with tiled shower, double sinks and in-floor heat
- Main Bathroom – 4 pc
- Main floor laundry
- Large entrance with in-floor heat

Additional Information

- Shingles (2012)
- Cement pad to the East of the garage has piers for additional garage add-on
- Underground pipes to carry roof water off of property
- Two (2) garden boxes
- Large concrete driveway great for a multitude of sports and activities

Basement

- Wide stairway leading to fully finished basement
- 2 bedrooms
- Large rec room
- Hot tub room with separate ventilation
- 3-piece bathroom
- Two (2) storage rooms with built-in, adjustable shelving
- In-floor heat
- 9' ceilings

Garage

- 24' x 34' garage
- In-floor heat rough-in
- RV Parking beside garage

Yard

- East-facing deck with natural gas hookup for BBQ
- Private yard with no backdoor neighbors and country views
- Play structure
- Storage shed
- In-ground sprinkler system

Inclusions: Fridge, stove, dishwasher, washer & dryer, window coverings, garage door remote(s), garden boxes

