

**10 Centennial Place
Magrath, Alberta****MLS # A2215674****\$480,000**

Division:	NONE		
Type:	Residential/House		
Style:	Bungalow		
Size:	1,360 sq.ft.	Age:	2001 (24 yrs old)
Beds:	4	Baths:	3
Garage:	Double Garage Attached		
Lot Size:	0.28 Acre		
Lot Feat:	Back Yard, Cul-De-Sac, Few Trees, Garden, Gazebo, Landscaped		

Heating:	Fireplace(s), Forced Air	Water:	-
Floors:	Carpet, Ceramic Tile, Laminate, Linoleum	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Finished, Full	LLD:	-
Exterior:	Stucco	Zoning:	Residential
Foundation:	Poured Concrete	Utilities:	-
Features:	Bookcases, Chandelier, Closet Organizers, Jetted Tub, Kitchen Island, Laminate Counters, Pantry, Storage, Vinyl Windows, Walk-In Closet(s)		
Inclusions:	Fridge, Stove, Hood Fan, Dishwasher, Window Coverings, Ride on Mower, Rototiller, Snow Blower, Gazebo, Shed.		

This beautiful bungalow is tucked away on a peaceful cul-de-sac in the growing town of Magrath. Perfectly maintained and full of charm, this home features a lovely front yard and a spacious, fully fenced backyard—complete with a double-tiered deck, gazebo, garden, and shed. Inside, the main floor offers an open-concept layout that blends the kitchen, dining, and living areas into one welcoming space. With 2 bedrooms and 2 full 4-piece bathrooms, plus convenient main-floor laundry, this home is designed for comfortable everyday living. The fully finished lower level adds even more space with a huge family room, 2 additional bedrooms, another 4-piece bathroom, and a large storage room. An oversized double attached garage provides plenty of room for vehicles and storage. This home has had just one proud owner and is now ready for someone new to make it their own.