513 6th Ave W
Hanna, Alberta

MLS # A2283563

$259,900

Division:	Hanna		
Type:	Residential/House		
Style:	Bungalow		
Size:	1,012 sq.ft.	**Age:**	1963 (63 yrs old)
Beds:	4	**Baths:**	2
Garage:	Alley Access, Driveway, Single Garage Detached		
Lot Size:	0.18 Acre		
Lot Feat:	Back Lane, Back Yard, Landscaped, Paved, Private		

Heating:	Forced Air, Natural Gas	**Water:**	-
Floors:	Carpet, Laminate, Vinyl Plank	**Sewer:**	-
Roof:	Asphalt Shingle	**Condo Fee:**	-
Basement:	Full	**LLD:**	-
Exterior:	Wood Frame	**Zoning:**	R1
Foundation:	Poured Concrete	**Utilities:**	-
Features:	No Smoking Home, Recessed Lighting, Sump Pump(s), Vinyl Windows		

Inclusions:	n/a

Charming Family Home with Modern Upgrades in Prime Location Welcome to your new home! This beautiful 5-bedroom, 2-bathroom residence is perfect for families seeking comfort and convenience. Nestled on a generous lot, this property offers ample space for outdoor activities and gardening.   **Spacious Bedrooms**: With five well-appointed bedrooms, there's plenty of room for the whole family. Each room is designed to maximize comfort and privacy. **Gourmet Kitchen**: The heart of the home is the newly renovated kitchen, equipped with contemporary appliances, sleek countertops, and plenty of storage.   **Prime Location**: This home is ideally situated close to schools, making morning drop-offs a breeze. Enjoy easy access to local recreation facilities and parks, perfect for outdoor fun, sports, and community events. **Heated Garage**: The single-car heated garage adds extra convenience for those chilly winter months, ensuring your vehicle is always warm and ready to go. **Large Lot**: The expansive lot provides endless possibilities for outdoor living. Whether you envision a vibrant garden, a play area for children, or a space to entertain friends and family, or RV parking, this property has the space to make it happen. Don't miss out on this incredible opportunity to own a beautifully updated home in a desirable neighborhood. Schedule your viewing today and make this charming property yours!