

**306, 228 Pembina Avenue
Hinton, Alberta**

MLS # A2199625



\$250,000

Division:	Mountain View		
Type:	Residential/Low Rise (2-4 stories)		
Style:	Apartment-Multi Level Unit		
Size:	963 sq.ft.	Age:	1997 (28 yrs old)
Beds:	2	Baths:	2
Garage:	Parkade		
Lot Size:	-		
Lot Feat:	-		

Heating:	Hot Water	Water:	-
Floors:	Carpet, Vinyl Plank	Sewer:	-
Roof:	-	Condo Fee:	\$ 500
Basement:	-	LLD:	-
Exterior:	Mixed, Vinyl Siding	Zoning:	C NOD
Foundation:	-	Utilities:	-
Features:	Ceiling Fan(s), Kitchen Island, No Animal Home, No Smoking Home		

Inclusions: n/a

Charming 2-Bedroom Condo in a 45+ Living Community This beautifully updated 1050 sq. ft. 2-bedroom condo offers a perfect blend of comfort and style for those seeking a relaxed, maintenance-free lifestyle in a well-maintained 45+ living community. Step inside and enjoy the brand-new flooring that flows throughout the entire space, creating a fresh and modern atmosphere. The highlight of the home is the gorgeous ensuite, which has been fully renovated to offer both style and functionality. You'll love the modern finishes and thoughtful design. The kitchen is equally impressive, featuring a stylish new backsplash that complements the updated look. Large windows throughout the condo invite plenty of natural light, creating a bright and airy ambiance. Step outside onto your private deck—ideal for relaxing or enjoying a morning coffee. Plus, the deck includes convenient outdoor storage for added practicality. For added convenience, this unit comes with inside parking in a secure parkade. The building itself is meticulously cared for, offering common areas such as a spacious dining room and a social room, perfect for connecting with neighbors or hosting family and friends. Located in a prime spot, this condo is close to shopping, public transit, schools, and all the amenities you need. Don't miss out on the opportunity to make this beautifully updated condo your next home.