

# \$279,900 - 301, 5402 50 Avenue, Stettler

MLS® #A2175834

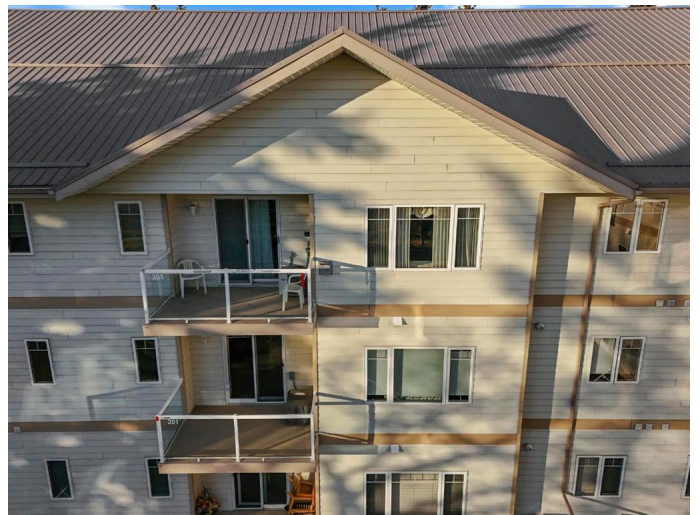
**\$279,900**

2 Bedroom, 2.00 Bathroom, 1,200 sqft  
Residential on 0.00 Acres

Downtown West, Stettler, Alberta

Welcome to Spruce Terrace Condominiums where a simplified lifestyle awaits in the heart of Stettler. This top floor unit is available for immediate possession and features an easy open concept layout, perfect for everyday living or entertaining family and friends. This two bedroom, two bath unit has been updated with luxury vinyl plank flooring, providing a fresh and modern look. Classic oak kitchen with raised breakfast bar, corner pantry and bright windows with views to the street. Living room features cozy gas fireplace you will surely enjoy over the winter months. A Spacious Primary Bedroom with 4pc ensuite bath and spacious walk-in-closet. You will appreciate the convenience of in-suite laundry, AC, as well as the heated parking stall assigned to the unit, that also has a storage locker for seasonal items. Residences take advantage of a variety of amenities, including a fitness room, a welcoming common area complete with fireplace, billiards, shuffle board and seating perfect for social events with fellow neighbours, family and guests. Additionally, a guest suite is available when company comes to town, providing easy accommodation when needed. This building is secured with safety measures in place, ensuring peace and mind for owners. Just blocks from downtown, the condo offers care free living and accessibility. A A

Built in 1999



## Essential Information

MLS® #	A2175834
Price	\$279,900
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	1,200
Acres	0.00
Year Built	1999
Type	Residential
Sub-Type	Apartment
Style	Apartment
Status	Active

## Community Information

Address	301, 5402 50 Avenue
Subdivision	Downtown West
City	Stettler
County	Stettler No. 6, County of
Province	Alberta
Postal Code	T4K 0A2

## Amenities

Amenities	Visitor Parking, Elevator(s), Fitness Center, Garbage Chute, Guest Suite, Party Room, Secured Parking, Storage
Parking Spaces	1
Parking	Leased, Parkade, Secured, Stall

## Interior

Interior Features	Kitchen Island, No Animal Home, Laminate Counters, See Remarks
Appliances	Dishwasher, Refrigerator, Stove(s), Washer/Dryer, Window Coverings
Heating	Forced Air, Natural Gas
Cooling	Central Air
# of Stories	3

## Exterior

Exterior Features	Balcony
Roof	Metal
Construction	Wood Frame, Vinyl Siding

**Additional Information**

Date Listed	October 31st, 2024
Days on Market	186
Zoning	R2
HOA Fees Freq.	MON

**Listing Details**

Listing Office	RE/MAX 1st Choice Realty
----------------	--------------------------

Data is supplied by Pillar 9â„¢ MLS® System. Pillar 9â„¢ is the owner of the copyright in its MLS® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLS®, Multiple Listing Service® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.