

24 Windfall Drive
Whitecourt, Alberta

MLS # A2172060



\$367,000

Division:	NONE		
Type:	Residential/House		
Style:	2 Storey		
Size:	1,488 sq.ft.	Age:	1974 (50 yrs old)
Beds:	4	Baths:	2
Garage:	Alley Access, Driveway, Garage Door Opener, Garage Faces Front, Parking P		
Lot Size:	0.20 Acre		
Lot Feat:	Back Lane, Back Yard, Triangular Lot, Front Yard, Lawn, Landscaped, Private		
Heating:	Forced Air, Natural Gas	Water:	-
Floors:	Carpet, Laminate	Sewer:	-
Roof:	Shingle	Condo Fee:	-
Basement:	Finished, Full	LLD:	-
Exterior:	Concrete, Wood Frame	Zoning:	R-1B
Foundation:	Poured Concrete	Utilities:	-
Features:	Vinyl Windows, Walk-In Closet(s)		
Inclusions:	2 Sheds, BBQ, fire pit, living room furniture, bunk beds, fridge and stove downstairs		

Charming Home on a Spacious Triangular Lot with RV Parking and Alley Access Discover the perfect blend of comfort and convenience in this well-maintained home situated on a unique triangular-shaped lot. With alley access and an RV parking pad, this property offers ample outdoor space and functionality for the whole family. Upstairs, you’ll find 4 bedrooms, including one that has been thoughtfully converted into a walk-in closet, which can easily be restored as a bedroom if needed. A bright 4-piece bathroom serves the upper level. The main floor is designed for easy living, featuring a large living room, dining area, a modern kitchen, and a combined 2-piece bathroom and laundry room for added convenience. The fully finished basement extends the living space with a spacious family room, an office/computer room, a second kitchen, and a 3-piece bathroom.. The attached garage provides secure parking and 2 sheds provide extra storage. Located within walking distance to schools, the rec center, hospital, and shopping, this home is perfect for families looking to settle in a vibrant and accessible community.