

# \$429,900 - 4002 Heritage Drive, Taber

MLS® #A2219536

**\$429,900**

5 Bedroom, 2.00 Bathroom, 1,165 sqft

Residential on 0.13 Acres

NONE, Taber, Alberta

Charming 3+2 Bedroom Home in a Quiet Neighborhood – Move-In Ready! Welcome to this beautifully maintained 5-bedroom, 2-bathroom home nestled in a peaceful and family-friendly neighborhood. With 3 bedrooms on the main floor and 2 additional bedrooms downstairs, there’s plenty of space for growing families, guests, or a home office setup. Enjoy relaxing or entertaining on the covered deck just off the dining room, perfect for summer BBQs or morning coffee. The central air conditioning ensures comfort year-round, and the newer furnace and hot water tank offer peace of mind and energy efficiency. The spacious family room downstairs is ideal for movie nights or game days, and the hobby/craft room provides a dedicated space for your creative pursuits. Vinyl windows on the main floor provide energy efficiency and low maintenance. Outside, you'll love the fenced backyard, garden area, and room to play or relax. An attached garage offers convenience and extra storage. Appliances are included, making your move seamless and hassle-free. Don’t miss this opportunity to own a well-cared-for home in a desirable location – all the features you need, plus the charm you want! Contact a Realtor today to schedule a viewing!



Built in 1988

## Essential Information

MLS® #	A2219536
Price	\$429,900
Bedrooms	5
Bathrooms	2.00
Full Baths	2
Square Footage	1,165
Acres	0.13
Year Built	1988
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Active

### **Community Information**

Address	4002 Heritage Drive
Subdivision	NONE
City	Taber
County	Taber, M.D. of
Province	Alberta
Postal Code	T1G 1A2

### **Amenities**

Utilities	Electricity Connected, Natural Gas Connected, Garbage Collection, Phone Available
Parking Spaces	3
Parking	Concrete Driveway, Single Garage Attached
# of Garages	1

### **Interior**

Interior Features	Central Vacuum, Sump Pump(s), Vinyl Windows
Appliances	Central Air Conditioner, Dishwasher, Freezer, Garage Control(s), Refrigerator, Stove(s), Washer/Dryer, Window Coverings
Heating	High Efficiency, Forced Air, Natural Gas
Cooling	Central Air
Has Basement	Yes
Basement	Finished, Full

### **Exterior**

Exterior Features	Garden, Rain Barrel/Cistern(s), Storage
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Lot Description	Back Yard, Garden, Landscaped, Rectangular Lot
Roof	Asphalt Shingle
Construction	Mixed
Foundation	Poured Concrete

### **Additional Information**

Date Listed	May 8th, 2025
Days on Market	6
Zoning	R1

### **Listing Details**

Listing Office	REAL BROKER
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