



4213 57 Street
Taber, Alberta

MLS # A2284741



\$399,900

Division: NONE

Type: Residential/House

Style: Bungalow

Size: 1,001 sq.ft. **Age:** 2025 (1 yrs old)

Beds: 2 **Baths:** 1

Garage: Single Garage Attached

Lot Size: 0.09 Acre

Lot Feat: Rectangular Lot

Heating: Forced Air

Water: -

Floors: Vinyl Plank

Sewer: -

Roof: Asphalt Shingle

Condo Fee: -

Basement: Full

LLD: -

Exterior: See Remarks

Zoning: R-2

Foundation: Poured Concrete

Utilities: -

Features: Quartz Counters

Inclusions: Fridge, Stove, Dishwasher, OTR Microwve

A great place to call home! Take advantage of the 4 year property tax incentive and NO CONDO FEES! PLUS if you are a first time homebuyer, you can save an ADDITIONAL \$15,000 off the list price! You need to take a look at this well thought out, brand new home located in Sunrise Estates! Located within a 1 minute walk to groceries and shopping! Complete with 2 bedrooms and 1 bathroom on the main floor, there is room to grow with space for 2 additional bedrooms, another bathroom and a large family room in the basement. Premium flooring, quartz countertops, and James Hardie fiber cement siding are just a few of the upgrades in this home, plus it has a 13'x28' attached garage, plenty big enough to park a full size pickup! This home comes with a 10 year new home warranty, vinyl fencing and all stainless steel kitchen appliances. Call your REALTOR® to take a look today! *Buyer must qualify for property tax incentive and First time homebuyer GST rebate.