



GRASSROOTS

REALTY GROUP

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**7872 Cedarwood Park
Grande Prairie, Alberta**

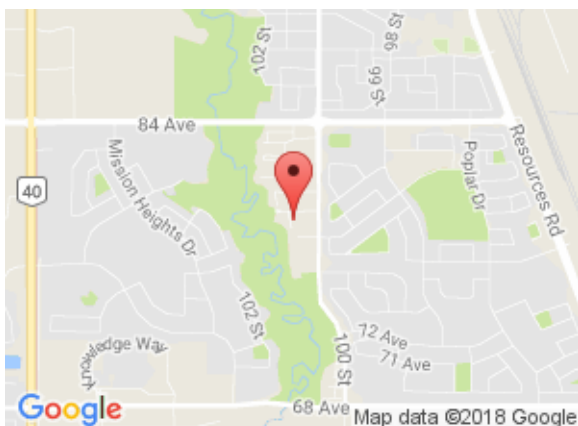


\$165,500

Division:	Patterson Place		
Type:	Townhouse/Row		
Style:	2 Storey		
Size:	1,003 sq.ft.	Age:	1978 (40 yrs old)
Beds:	3	Baths:	1 full / 1 half
Possession:	Negotiable		
Garage:	No		
Driveway:	Paved		

Heating:	Forced Air, Natural Gas	Water:	Municipal
Floors:	Carpet, Laminate, Linoleum	Sewer:	-
Roof:	Asphalt Shingle	Taxes:	\$ 2,028
Basement:	Full	Condo Fee:	-
Exterior:	Brick, Vinyl	Lot Fee:	-
Land:	Wooded/Treed	Maintenance Fee:	-
Features:	Woodstove(s)		

Inclusions: Fridge, stove, dishwasher, washer, dryer, all window coverings, fireplace.



This is a great, warm, cozy home that the owner is having trouble giving up. The colours, décor, and layout all make it just a stellar property. How about a wood burning fireplace to take the chill off. Used often, seller reports it is awesome. Add in that it is private, and steps away from Muskoseepi Park Trails where there would never be an excuse not to walk! There are 2 energized parking stalls. Condo fees are \$300 which includes lawn, garbage, snow removal.