



**GRASSROOTS**  
REALTY GROUP

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10421 103rd Street  
Grande Cache, Alberta

MLS # A2230975



**\$144,500**

Division:	NONE		
Type:	Residential/House		
Style:	Bi-Level		
Size:	692 sq.ft.	Age:	1975 (50 yrs old)
Beds:	3	Baths:	1 full / 1 half
Garage:	Off Street, Single Garage Attached		
Lot Size:	0.23 Acre		
Lot Feat:	Back Yard, Front Yard		

Heating:	Forced Air
Floors:	Carpet, Hardwood
Roof:	Asphalt Shingle
Basement:	Partial, Partially Finished
Exterior:	Wood Frame
Foundation:	Poured Concrete
Features:	See Remarks

Water:	-
Sewer:	-
Condo Fee:	-
LLD:	-
Zoning:	R1
Utilities:	-

Inclusions: NONE

You can absolutely fix this fixer-upper &mdash; all it takes is a little love (okay&hellip; and maybe some blood, sweat, tears, and a bit of cash )! This bilevel is nestled near the heart of Grande Cache, just a hop, skip, and a jump away from the trails. Sitting on a flat, pie-shaped lot with stunning mountain views from every angle, it also features an attached garage &mdash; a huge bonus! Priced to sell, this one has potential written all over it. Book your showing today and bring your vision to life!