



GRASSROOTS
REALTY GROUP

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10217 97 Ave
La Crete, Alberta

MLS # A2233656



\$549,900

Division:	NONE		
Type:	Residential/House		
Style:	Bungalow		
Size:	1,485 sq.ft.	Age:	1991 (34 yrs old)
Beds:	5	Baths:	2 full / 1 half
Garage:	Off Street, Parking Pad, RV Access/Parking, Single Garage Attached		
Lot Size:	0.36 Acre		
Lot Feat:	Back Lane, Back Yard, Backs on to Park/Green Space, City Lot, Front Yard, C		

Heating:	Boiler, In Floor, Forced Air, Hot Water, Natural Gas	Water:	-
Floors:	Carpet	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Finished, Full	LLD:	-
Exterior:	Vinyl Siding, Wood Frame	Zoning:	H-R1
Foundation:	Wood	Utilities:	-
Features:	Ceiling Fan(s), Chandelier, Closet Organizers, Kitchen Island, Laminate Counters, Open Floorplan, Pantry, Vaulted Ceiling(s), Vinyl Windows, Walk-In Closet(s)		
Inclusions:	Gazebo		

Location, Location, Location! This cozy 5-bedroom, 2.5-bath home with an attached heated garage is perfectly situated on a huge private lot backing onto the school yard—an ideal spot to raise a family or settle in for retirement. The exterior boasts tons of parking, including a gravel pad for your RV or trailer, a beautiful backyard oasis with a large deck and gazebo, a hot tub area, and a spacious side yard filled with mature trees and flowerbeds. Inside, the quality and attention to detail shine with vaulted ceilings, top-of-the-line finishes, and an inviting open-concept layout. The kitchen offers ample cabinetry and flows seamlessly into the dining and living room, where a gas fireplace adds warmth and charm. The main floor master suite is a true retreat, featuring a renovated ensuite, walk-in closet, and main floor laundry with garage access. The basement is cozy and functional with a wood-burning stove, two bedrooms, and a half bath—plus plenty of space to relax or play. A must-see property in a truly unbeatable location!