



GRASSROOTS
REALTY GROUP

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207 Dayspring Bay NE
Rural Rocky View County, Alberta

MLS # A2241212



\$508,000

Division:	Prince Of Peace Village		
Type:	Residential/Duplex		
Style:	Attached-Side by Side, Bungalow		
Size:	1,296 sq.ft.	Age:	2000 (25 yrs old)
Beds:	2	Baths:	2 full / 1 half
Garage:	Concrete Driveway, Double Garage Attached, Garage Door Opener, Garage		
Lot Size:	0.08 Acre		
Lot Feat:	Few Trees, Landscaped, Standard Shaped Lot, Street Lighting		

Heating:	Fireplace(s), Forced Air, Natural Gas	Water:	Co-operative
Floors:	Carpet, Tile	Sewer:	Public Sewer
Roof:	Asphalt Shingle	Condo Fee:	\$ 528
Basement:	Full, Partially Finished	LLD:	-
Exterior:	Concrete, Stucco, Wood Frame	Zoning:	DC11
Foundation:	Poured Concrete	Utilities:	Cable Connected, Electricity Connected, Natural Gas
Features:	Central Vacuum, Laminate Counters, No Animal Home, No Smoking Home, Separate Entrance, Sump Pump(s), Vinyl Windows		

Inclusions: none

A 55 plus community beside the city but still in Rocky View County at a very affordable price. a community of 175 villa bungalows with lots of space, a serene country atmosphere, park area and many km of walking paths. Most of the city services on your doorstep. Only 10 min to the 17 Ave shopping Centre with over 80 shops like Costco, Walmart, Shoppers Drug Mart & Pharmacy, banks, clothing stores, Winners, Dollar store, Restaurants etc, etc. This is the popular plan, the Jasper unit with 1296 sq. ft. on the main floor plus a partially developed lower level with a 2 pc bath but plumbed for a full bath. Laundry room is in the main floor, a double attached garage with an additional storage area. All window coverings included with double blinds on most windows, Central Air conditioning and wheel chair accessible on the main floor and the front door. Residents of the village have the use of the meeting place/coffee room in the Manor. This unit is Vacant and available anytime.