



GRASSROOTS
REALTY GROUP

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**A1, 5300 Vista Trail
Blackfalds, Alberta**

MLS # A2250654



\$238,900

Division:	Valley Ridge		
Type:	Residential/Low Rise (2-4 stories)		
Style:	Apartment-Single Level Unit		
Size:	1,003 sq.ft.	Age:	2015 (10 yrs old)
Beds:	2	Baths:	2
Garage:	Assigned, Parking Lot, Paved, Plug-In, Stall		
Lot Size:	0.02 Acre		
Lot Feat:	-		

Heating:	Forced Air, Natural Gas
Floors:	Carpet, Vinyl Plank
Roof:	Asphalt Shingle
Basement:	None
Exterior:	Stone, Vinyl Siding, Wood Frame
Foundation:	Poured Concrete
Features:	Laminate Counters, Open Floorplan, Vinyl Windows

Water:	-
Sewer:	-
Condo Fee:	\$ 249
LLD:	-
Zoning:	R3
Utilities:	-

Inclusions: Window Coverings

LOWER LEVEL CONDO at Valley Crossing. This unit has 2 POWERED PARKING STALLS right outside your front door. There are no stairs and accessibility is a highlight. There is a LARGE COVERED DECK that faces the north/ northeast which allows it to keep cool and comfortable. When you enter the unit, you'll find a beautiful open area with kitchen, dining room and living room. The white kitchen cabinets have SOFT CLOSE and there is LOTS OF COUNTER SPACE. Featuring STAINLESS STEEL APPLIANCES. The best things about the Valley Crossing condos are the 2 BEDROOMS, 2 BATHROOMS, IN-SUITE LAUNDRY & HUGE STORAGE SPACE. Everything has been thought of here, the only thing left to do is figure out your move-in date.