



GRASSROOTS
REALTY GROUP

1-833-477-6687
aloha@grassrootsrealty.ca

11104 102 Avenue
Fairview, Alberta

MLS # A2255448



\$189,900

Division:	NONE		
Type:	Residential/House		
Style:	Bungalow		
Size:	1,836 sq.ft.	Age:	1937 (88 yrs old)
Beds:	5	Baths:	1 full / 1 half
Garage:	Double Garage Detached, RV Access/Parking		
Lot Size:	0.22 Acre		
Lot Feat:	Back Yard, Front Yard, Many Trees, Private, Street Lighting		

Heating:	Forced Air, Natural Gas	Water:	-
Floors:	Vinyl	Sewer:	-
Roof:	Metal	Condo Fee:	-
Basement:	Partial, Partially Finished	LLD:	-
Exterior:	Stucco	Zoning:	R2
Foundation:	Perimeter Wall, Poured Concrete	Utilities:	-
Features:	No Animal Home, No Smoking Home, Open Floorplan, See Remarks, Separate Entrance, Storage		

Inclusions: N/A

This beautifully renovated home is perfectly situated just one block off Main Street, placing you within walking distance of schools, shopping, and local restaurants. Offering over 1,800 sq. ft. of living space, the main floor features 4 spacious bedrooms and 2 updated bathrooms, making it an excellent fit for families of all sizes. Inside, you'll love the fresh, modern feel. The bright kitchen has been upgraded with brand-new appliances and a clean, contemporary design, while the new vinyl plank flooring flows seamlessly throughout the home. Large windows fill the space with natural light, creating a warm and inviting atmosphere in every room. The partial basement provides extra flexibility with room for storage, a large bedroom, and a family or rec room—perfect for kids, hobbies, or a private retreat. Set on an oversized 9,750 sq. ft. lot, the property offers mature trees for shade and privacy, as well as a double detached garage for vehicles, storage, or workshop space. With recent renovations throughout and the possibility of quick possession, this move-in ready home is a must-see!