



GRASSROOTS
REALTY GROUP

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1305 11 Street SE
Slave Lake, Alberta

MLS # A2255518



\$184,900

Division:	NONE		
Type:	Residential/Manufactured House		
Style:	Modular Home		
Size:	903 sq.ft.	Age:	1976 (49 yrs old)
Beds:	3	Baths:	1
Garage:	Parking Pad, Single Garage Detached		
Lot Size:	0.15 Acre		
Lot Feat:	Back Yard, Few Trees, Front Yard, Rectangular Lot		

Heating:	Forced Air, Natural Gas
Floors:	Carpet, Linoleum, Vinyl Plank
Roof:	Asphalt Shingle
Basement:	None
Exterior:	Vinyl Siding, Wood Frame
Foundation:	Block
Features:	Ceiling Fan(s), Open Floorplan, Vaulted Ceiling(s)

Water: -

Sewer: -

Condo Fee: -

LLD: -

Zoning: R1D

Utilities: -

Inclusions: TV & brackets, shed, extra siding, firepit

MOVE IN READY! Just steps away from local walking paths, this home with garage is nestled onto it's own beautifully treed lot in the ever popular SE quadrant. 3 bedroom home that has been remodelled. Vaulted ceiling in the spacious living room. The master bedroom overlooks the fenced back yard. Upgrades include - plumbing, heat tape with thermometer, reinsulated outside walls with vapour barrier & siding 2018, kitchen reno Aug 2025, reno'd bathroom; incl toilet, tub surround Aug/25, outside doors Aug/25. This is a great starter home, located in a desirable location.