



GRASSROOTS
REALTY GROUP

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**5241 46 Street
Camrose, Alberta**

MLS # A2262581



\$169,900

Division:	Sparling		
Type:	Residential/House		
Style:	Bungalow		
Size:	614 sq.ft.	Age:	1959 (66 yrs old)
Beds:	2	Baths:	1
Garage:	RV Access/Parking, Single Garage Detached		
Lot Size:	0.14 Acre		
Lot Feat:	Back Yard, Front Yard, Lawn, No Neighbours Behind, Treed		

Heating:	Forced Air	Water:	Public
Floors:	Laminate, Linoleum	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	See Remarks, Unfinished	LLD:	-
Exterior:	Wood Frame	Zoning:	R2
Foundation:	Poured Concrete	Utilities:	-
Features:	See Remarks		

Inclusions: none

This cozy little home features 2 generous sized bedrooms, 3 pce bathroom spacious living room. You will love the huge back yard that is fully fenced and ready for those back yard shenanigans. The 14X24 garage has room for toys and your vehicle. This home is located with in walking distance to schools and close to down town shopping.