



1121 11 Avenue SE
Slave Lake, Alberta

MLS # A2288085



\$319,900

Division:	NONE		
Type:	Residential/Duplex		
Style:	2 Storey, Attached-Side by Side		
Size:	1,563 sq.ft.	Age:	2012 (14 yrs old)
Beds:	3	Baths:	2 full / 1 half
Garage:	Off Street, Parking Pad, Single Garage Attached		
Lot Size:	0.07 Acre		
Lot Feat:	Back Yard, Front Yard, Low Maintenance Landscape, Rectangular Lot, Street		

Heating:	Floor Furnace, Forced Air, Natural Gas	Water:	Public
Floors:	Carpet, Ceramic Tile, Laminate	Sewer:	Public Sewer
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full	LLD:	-
Exterior:	Vinyl Siding, Wood Siding	Zoning:	R2
Foundation:	Poured Concrete	Utilities:	Electricity Connected, Natural Gas Connected, Phone
Features:	Laminate Counters, Open Floorplan, Vinyl Windows, Walk-In Closet(s)		

Inclusions: N/A

Custom Built 3 Bedroom, 1/2 Duplex located in the SE. This 2 Storey Home welcomes you in a spacious Foyer leading to the Open Concept Living Room, Dining Room and Kitchen with dark flooring and cabinets. Patio doors off the Living Room open to a deck overlooking the back yard. A convenient 2 Pc bath, and access to the attached garage complete the main floor. Upstairs is the Primary Bedroom with a huge Walk-in Closet and 4 Pc Ensuite. 2 Additional Bedrooms, another 4 Pc Bath and Laundry Room. The Basement is unfinished and ready for future development. Located close to the Walking Trail, Jr/Sr High School, Churches, Outdoor Recreational Area, Playgrounds and so much more. Great home for 1st time Buyers, a growing family or Investors. Can be sold separately or with the other side. Tenant occupied until the end of April.