



**306, 160 Moberly
Grande Cache, Alberta**

MLS # A2288105



\$139,900

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|------------------|------------------------------------|---------------|-------------------|
| Division: | NONE | | |
| Type: | Residential/Low Rise (2-4 stories) | | |
| Style: | Apartment-Single Level Unit | | |
| Size: | 1,050 sq.ft. | Age: | 2006 (20 yrs old) |
| Beds: | 2 | Baths: | 2 |
| Garage: | Underground | | |
| Lot Size: | - | | |
| Lot Feat: | - | | |

| | | | |
|--------------------|------------------|-------------------|--------|
| Heating: | Forced Air | Water: | - |
| Floors: | Carpet, Linoleum | Sewer: | - |
| Roof: | - | Condo Fee: | \$ 478 |
| Basement: | - | LLD: | - |
| Exterior: | Wood Frame | Zoning: | R2 |
| Foundation: | - | Utilities: | - |
| Features: | See Remarks | | |

Inclusions: NONE

This little oasis could be yours sooner than you think. Beautifully maintained and located on the 3rd floor, this 1,050 sq ft condo offers an open-concept layout with two spacious bedrooms and two full bathrooms — the perfect blend of comfort and functionality. Enjoy your morning coffee on the deck while listening to the birds chirping, with walking trails right at your doorstep. This home truly offers peaceful, low-maintenance living without sacrificing convenience. The unit includes one underground titled parking stall, and the condo fees cover both heat and water — making budgeting simple and predictable. Say goodbye to shovelling snow and exterior maintenance and hello to affordable, stress-free condo living. If you've been looking for easy living with immediate possession potential, this is the one.