



# GRASSROOTS

REALTY GROUP

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10208 100 Street  
Hythe, Alberta

MLS # GP212040



## \$74,900

<b>Division:</b>	Hythe		
<b>Type:</b>	House		
<b>Style:</b>	1.5 Storey		
<b>Size:</b>	892 sq.ft.	<b>Age:</b>	1947 (73 yrs old)
<b>Beds:</b>	1 up / 1 down	<b>Baths:</b>	1
<b>Possession:</b>	-		
<b>Garage:</b>	-		
<b>Driveway:</b>	Gravel		

**Heating:** Forced Air, Natural Gas

**Floors:** Carpet, Linoleum

**Roof:** Metal

**Basement:** Partial

**Exterior:** Composite

**Land:** Landscaped

**Features:** Deck, Laundry-Main Floor

**Water:** -

**Sewer:** Municipal

**Taxes:** \$ 1,136

**Condo Fee:** -

**Lot Fee:** -

**Maintenance Fee:** -

**Inclusions:** -

Great starter home or invest to rent! Very nice home features 2 bedrooms and full bath. Lots of cupboards in the kitchen with lots of light. Livingroom is a nice size leading to a den! Main floor laundry. New paint down stairs, new flooring in bathroom, kitchen, new backdoor and new sink in bathroom. Upstairs you have one bedroom and reading, craft area. Roof is 7 years old. Huge yard with lots of parking! Back alley access. Call today to view.