



**GRASSROOTS**  
REALTY GROUP

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10454 105 Avenue  
Grande Cache, Alberta

MLS # A2114372



**\$259,900**

|           |                                                                          |        |                   |
|-----------|--------------------------------------------------------------------------|--------|-------------------|
| Division: | NONE                                                                     |        |                   |
| Type:     | Residential/House                                                        |        |                   |
| Style:    | Bi-Level                                                                 |        |                   |
| Size:     | 853 sq.ft.                                                               | Age:   | 1971 (53 yrs old) |
| Beds:     | 4                                                                        | Baths: | 2                 |
| Garage:   | Single Garage Attached                                                   |        |                   |
| Lot Size: | 0.19 Acre                                                                |        |                   |
| Lot Feat: | Back Lane, Back Yard, Brush, Front Yard, Lawn, Landscaped, Many Trees, S |        |                   |

|             |                                          |            |      |
|-------------|------------------------------------------|------------|------|
| Heating:    | Forced Air                               | Water:     | -    |
| Floors:     | Carpet, Ceramic Tile, Laminate, Linoleum | Sewer:     | -    |
| Roof:       | Asphalt Shingle                          | Condo Fee: | -    |
| Basement:   | Full, Suite                              | LLD:       | -    |
| Exterior:   | Concrete, Stucco, Wood Frame             | Zoning:    | R-1B |
| Foundation: | Poured Concrete                          | Utilities: | -    |
| Features:   | See Remarks                              |            |      |

Inclusions: N/A

cute and Cozy Bi-Level in Phase III is looking for a new owner. This home is located bush side and is a great place to call home. It has 2 bedrooms up and 2 down with 1 1/2 bathrooms. This property has been renovated over the years. There is a single attached garage and interlocking brick driveway. The yard is beautiful with lots of to offer and nature at your doorstep. So do not wait to long take a look for yourself. This may be your forever home.