



GRASSROOTS
REALTY GROUP

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118, 9140 101 Avenue
Grande Prairie, Alberta

MLS # A2130625



\$169,900

Division:	Ivy Lake Estates		
Type:	Residential/Four Plex		
Style:	2 Storey		
Size:	1,053 sq.ft.	Age:	1995 (29 yrs old)
Beds:	4	Baths:	2
Garage:	Parking Pad		
Lot Size:	0.10 Acre		
Lot Feat:	Landscaped, Other, Paved		

Heating:	Forced Air, Natural Gas	Water:	-
Floors:	Carpet, Laminate, Linoleum	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	\$ 433
Basement:	Full, Partially Finished	LLD:	-
Exterior:	Brick, Vinyl Siding	Zoning:	RM
Foundation:	Poured Concrete	Utilities:	-
Features:	No Animal Home, No Smoking Home		

Inclusions: Window Coverings.

Well maintained 4 bedroom 2 bathroom 2 storey Style townhouse condo in quiet ivy lake Subdivision. Featuring on main level, kitchen, dining area, living room with 3 piece bath & back entry to nice West facing deck . The Upstairs has 3 bedrooms, full bathroom. Basement is almost finished with 4th bedroom small rec area, laundry and utility room and is plumbed for a 3rd Bathroom. One parking stall in front of unit with guest parking as well. Conveniently located close to schools, walking & biking trails, bus route, shopping close to other downtown & other amenities. Condo fees is \$433 a month that includes water, garbage, snow removal, lawn maintenance.