



204, 5300 45 Avenue
Grimshaw, Alberta

MLS # A2133006



\$129,000

Division:	NONE		
Type:	Residential/Low Rise (2-4 stories)		
Style:	Low-Rise(1-4)		
Size:	775 sq.ft.	Age:	2016 (8 yrs old)
Beds:	2	Baths:	1
Garage:	Stall, Titled		
Lot Size:	-		
Lot Feat:	-		

Heating:	Natural Gas, Radiant	Water:	-
Floors:	Carpet, Laminate	Sewer:	-
Roof:	-	Condo Fee:	\$ 288
Basement:	-	LLD:	-
Exterior:	Vinyl Siding	Zoning:	Not specified
Foundation:	-	Utilities:	-
Features:	Ceiling Fan(s), Laminate Counters, No Smoking Home, Open Floorplan, Storage		

Inclusions: N/A

Here is the perfect package for those looking for easy, "carefree" living. No lawn maintenance or snow removal required. Lovely open concept condo apartment, with large windows allowing natural light to flow throughout. This 2 bedroom/1 bathroom condo is very well maintained. It offers your own powered Parking Stall, with plenty of additional parking for guests. The Private balcony offers a lovely sky view over the park. This is a secure building with a healthy, very well managed Reserve Fund. If you are looking to simplify your life, this condo may be just what you have been looking for.