



GRASSROOTS
REALTY GROUP

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#1, 1006 3rd Avenue
Beaverlodge, Alberta

MLS # A2145502



\$190,000

Division:	N/A		
Type:	Residential/Low Rise (2-4 stories)		
Style:	Apartment, Up/Down		
Size:	982 sq.ft.	Age:	1996 (28 yrs old)
Beds:	3	Baths:	1
Garage:	Single Garage Detached		
Lot Size:	0.19 Acre		
Lot Feat:	-		

Heating:	Forced Air, Natural Gas
Floors:	Laminate, Linoleum
Roof:	Asphalt Shingle
Basement:	None
Exterior:	Vinyl Siding
Foundation:	-
Features:	Built-in Features, Laminate Counters, No Smoking Home

Water:	-
Sewer:	-
Condo Fee:	\$ 200
LLD:	-
Zoning:	R-2
Utilities:	-

Inclusions: MURPHEY BED

Now this is what Beaverlodge has been waiting for! A rare find here in our small town community. This little condo is suitable for those 55+. For those looking to downsize, maybe a little less yard work or a place to spend your summers while away for the winter then this is the place for you! All of that in this perfect 3 bedroom 2 full bathroom home. This home features a beautiful little balcony AND a single detached garage with a concrete floor outback. This home has undergone renovations such as new paint, flooring and an updated kitchen. Our list could go on as there are so many selling features here but just to add one more, the location, it can't be beat! Close to all major amenities right here on 3rd avenue. Call today, and see for yourself just how perfect this little home is!