



GRASSROOTS
REALTY GROUP

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10506 101 Avenue
Grande Prairie, Alberta

MLS # A2162338



\$199,900

Division:	College Park		
Type:	Residential/House		
Style:	Bungalow		
Size:	828 sq.ft.	Age:	1970 (54 yrs old)
Beds:	2	Baths:	2
Garage:	Double Garage Detached		
Lot Size:	0.14 Acre		
Lot Feat:	Other		

Heating:	Forced Air, Natural Gas	Water:	-
Floors:	Other	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full, Partially Finished	LLD:	-
Exterior:	Wood Frame	Zoning:	RR
Foundation:	Block, Poured Concrete	Utilities:	-
Features:	See Remarks		

Inclusions: None

****MAJOR FOUNDATION ISSUE ESTIMATE IN SUPPLEMENTS**** 2 bed 2 bath home with a MASSIVE 26' wide and 30' deep heated garage on a roomy lot in College Park. If you like spending time in nature having a home a couple blocks off the Muskoseepi park trail system would be amazing! This bungalow has a kitchen, living room and dining room on the main level along with 2 roomy bedrooms and a full bathroom. The partially finished basement has a recroom, storage room and a bathroom. The home has lots of parking in the front, a car port and the HUGE 26'X30' GARAGE is accessed through the alley. This home is priced taking the foundation repair into consideration.