



**13018 91A Street
Grande Prairie, Alberta**

MLS # A2185946



\$325,000

Division:	Lakeland		
Type:	Multi-Family/Full Duplex		
Style:	2 Storey, Up/Down		
Size:	1,448 sq.ft.	Age:	2013 (12 yrs old)
Beds:	-	Baths:	-
Garage:	Single Garage Attached		
Lot Size:	-		
Lot Feat:	-		

Heating:	In Floor, Forced Air	Bldg Name:	-
Floors:	-	Water:	Public
Roof:	-	Sewer:	Public Sewer
Basement:	-	LLD:	-
Exterior:	-	Zoning:	RS
Foundation:	-	Utilities:	Electricity Connected, Natural Gas Connected, Garbage Collected
Features:	-		

Inclusions: N/A

Great side by side Duplex with 1 bedroom "LEGAL" suite in the basement, and 3 bedroom "LEGAL" suite upstairs, 5 appliances, single attached garage, these units are only 1 block from the Maude Clifford School. They come with tenants in place, total gross income is \$2800.00 a month. Call today for your personal Viewing before it's gone. 24 hours notice for viewing's please.