



GRASSROOTS
REALTY GROUP

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**4708 52 Avenue
High Prairie, Alberta**

MLS # A2192981



\$214,000

Division: NONE

Type: Multi-Family/Full Duplex

Style: Attached-Side by Side

Size: 1,340 sq.ft. **Age:** 1962 (63 yrs old)

Beds: - **Baths:** -

Garage: -

Lot Size: -

Lot Feat: -

Heating: -

Bldg Name: -

Floors: -

Water: -

Roof: -

Sewer: -

Basement: -

LLD: -

Exterior: -

Zoning: R2

Foundation: -

Utilities: -

Features: -

Inclusions: fridge, stove

Duplex for Sale! Great location close to schools, post office and all amenities .Features include two self contained two bedroom units each with kitchen,livingroom, 2 bedrooms and a 4pc bathroom and shared laundry. Currently fully rented and generating a monthly income of \$2800. Recent upgrades include shingles,fence,decks and eavetroughs, hotwater tank, and foundation reinforced. Call for a viewing today!