



**305, 9225 Lakeland Drive
Grande Prairie, Alberta**

MLS # A2202370



\$182,500

Division:	Lakeland		
Type:	Multi-Family/Apartment		
Style:	-		
Size:	775 sq.ft.	Age:	2006 (19 yrs old)
Beds:	-	Baths:	-
Garage:	-		
Lot Size:	-		
Lot Feat:	-		

Heating:	-	Bldg Name:	-
Floors:	-	Water:	-
Roof:	-	Sewer:	-
Basement:	-	LLD:	-
Exterior:	-	Zoning:	RM
Foundation:	-	Utilities:	-
Features:	-		

Inclusions: FRIDGE, STOVE, MICROWAVE/RANGE, DISHWASHER, WASHER/DRYER

IMMEDIATE POSSESSION This one is wonderfully renovated! Welcome to this inviting 3rd floor condo in the highly sought after neighbourhood - of Lakeland. This unit with only one neighbour, comes with 2 bedrooms, a main bathroom, a laundry room, an EN SUITE, and has just been renovated with new paint, new trim, painted doors, all new vinyl plank flooring seamlessly throughout. Switch Covers, Outlet Covers... a New toilet in the en-suite too! Enjoy an in - suite laundry room, which means no coins/no sharing. West facing patio, with gas line to bbq or to enjoy a small condo sized natural gas fire pit! 1 assigned parking stall with options to lease a 2nd. Located across from Maude Clifford School, this pet-friendly property is close to a convenience store, famous Ramona's pizza place, and many amenities in the Crystal Lake area. This is a great maintenance-free option for homeownership or even a potential investment property. Condo fee is \$558/MONTH and includes your parking, heat, water, sewer, garbage, exterior maintenance and reserve contribution. Only utility bill you have to pay is your electricity bill!! Call a realtor today to tour you through this one