ROBERT HART MOORE GRASSROOTS REALTY GROUP

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7837 Cedarwood Park **Grande Prairie, Alberta**

MLS # A2188978



\$164,900

Division:	Patterson Place				
Type:	Residential/Four Plex				
Style:	2 Storey				
Size:	1,080 sq.ft.	Age:	1977 (48 yrs old)		
Beds:	3	Baths:	1 full / 1 half		
Garage:	Stall				
Lot Size:	-				
Lot Feat:	Landscaped				

Heating:	Forced Air	Water:	-
Floors:	Ceramic Tile, Laminate, Vinyl Plank	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	\$ 340
Basement:	Full, Unfinished	LLD:	-
Exterior:	Wood Frame	Zoning:	RM
Foundation:	Poured Concrete	Utilities:	-

Laminate Counters

Inclusions: Curtain Rods

Features:

Updated townhome! This is the perfect home for an investor, or first time home buyer, all exterior repairs taken care of by the condominium corporation including landscape and gutter cleaning, snow removal and no yard work. This well taken care of townhouse features 3 bedrooms, and 1.5 bath with a fully fenced yard. It's seen many updates over the years including vinyl windows, architectural shingles, electrical box, hot water tank, furnace, flooring, paint and the main bathroom re-model. Cedarwood Park is walking distance to many amenities, schools, and walking trails. Condo fee is \$340 per month and includes trash, snow removal, reserve fund contributions and all exterior maintenance.