

10617 103 Street Close
Fairview, Alberta

MLS # A2207797



\$285,000

Division:	NONE		
Type:	Residential/House		
Style:	Bi-Level		
Size:	1,222 sq.ft.	Age:	1986 (39 yrs old)
Beds:	4	Baths:	2 full / 1 half
Garage:	Double Garage Attached, Heated Garage		
Lot Size:	0.15 Acre		
Lot Feat:	Back Yard, Landscaped, Lawn, Many Trees		

Heating:	Forced Air	Water:	-
Floors:	Carpet, Hardwood, Laminate, Linoleum, Tile	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Finished, Full	LLD:	-
Exterior:	Vinyl Siding	Zoning:	R1
Foundation:	Poured Concrete	Utilities:	-
Features:	Built-in Features, Open Floorplan		

Inclusions: shed, GDO and controls

Welcome to this beautifully maintained 1,222 sq. ft. home, nestled in a quiet Fairview neighborhood. This inviting 4-bedroom, 2.5-bathroom home boasts a spacious 22' x 24' heated attached garage with high ceilings, all situated on a large pie-shaped lot. Step inside and enjoy the open-concept kitchen, designed for efficiency and seamlessly flowing into the spacious living and dining areas—perfect for entertaining. The main level also features two bedrooms, a full bathroom, and a private half-bath ensuite for added convenience. The lower level offers even more living space, including a large family/rec room with a cozy gas fireplace, two additional bedrooms, a laundry room, and ample storage. Outside, the fully fenced backyard is perfect for relaxation and gatherings, featuring landscaping, a two-tiered deck, and additional storage. Don't miss out on this fantastic home—schedule your viewing today!