

**#114, 11220 104th Avenue
Grande Prairie, Alberta**

MLS # A2254634



\$239,000

Division:	Gateway		
Type:	Residential/Low Rise (2-4 stories)		
Style:	Apartment-Single Level Unit		
Size:	982 sq.ft.	Age:	2008 (17 yrs old)
Beds:	2	Baths:	2
Garage:	Heated Garage, Stall, Underground		
Lot Size:	-		
Lot Feat:	-		

Heating:	Hot Water
Floors:	Carpet, Linoleum
Roof:	-
Basement:	-
Exterior:	Vinyl Siding
Foundation:	-
Features:	Soaking Tub

Water:	-
Sewer:	-
Condo Fee:	\$ 746
LLD:	-
Zoning:	RM
Utilities:	-

Inclusions: Fridge, Stove, Dishwasher, Rangehood Microwave, Washer, Dryer

Condo living at its best. This ground-floor corner unit features a nice open plan with 2 good-sized bedrooms, a full main bathroom and an ensuite with a soaker tub. This unit comes with appliances, AC and underground heated parking. Great West End location close to the hospital, shopping and restaurants. Enjoy maintenance-free living, a workout room, utilities and structure insurance all covered by an affordable Condo fee. This unit is currently rented for \$1,650.00 per month with the lease expiring at the end of October. If you are looking for a revenue property, a starter or a retirement home, this could be the one for you.