



GRASSROOTS
REALTY GROUP

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2, 10234 105 Avenue
La Crete, Alberta

MLS # A2296508



\$256,500

Division:	NONE		
Type:	Residential/Duplex		
Style:	Attached-Side by Side, Bungalow		
Size:	1,131 sq.ft.	Age:	2025 (1 yrs old)
Beds:	2	Baths:	2
Garage:	Off Street		
Lot Size:	0.13 Acre		
Lot Feat:	Back Yard		

Heating:	Central	Water:	-
Floors:	Vinyl	Sewer:	-
Roof:	Shingle	Condo Fee:	-
Basement:	Crawl Space	LLD:	-
Exterior:	Wood Frame	Zoning:	H-R1
Foundation:	ICF Block	Utilities:	-
Features:	Storage		

Inclusions: none

Welcome to this beautifully built, brand-new half duplex offering 1,131 sq. ft. of thoughtfully designed living space. The home is built slab on grade to offer convenient stairless access. You will appreciate the modern features of this home along with the 2 spacious bedrooms and 2 full bathrooms, creating a comfortable and functional layout for everyday living. The bright, open-concept design is filled with natural light and showcases quality finishes throughout, making it perfect for both relaxing at home and hosting family or friends. The layout is simple, efficient, and easy to navigate—ideal for those seeking a low-maintenance lifestyle. Designed with convenience in mind, this home is especially well-suited for mature buyers or elderly couples looking for easy in-and-out access and minimal upkeep. With everything you need on one level and a practical floor plan, it offers both comfort and peace of mind. Step outside to your own private backyard—perfect for quiet mornings, light gardening, or enjoying warm summer days without the hassle of extensive maintenance. Priced at \$256,500 plus GST, this home is a fantastic opportunity to own a brand-new property at an affordable price point. Whether you’re downsizing, investing, or simply looking for a fresh start, this home is one you won’t want to miss.