



**13202 19 Avenue
Blairmore, Alberta**

MLS # A2319579



\$479,000

Division:	NONE		
Type:	Residential/House		
Style:	Bungalow		
Size:	999 sq.ft.	Age:	-
Beds:	2	Baths:	1
Garage:	Carport, Double Garage Detached, Driveway		
Lot Size:	0.11 Acre		
Lot Feat:	Back Lane, Back Yard, Corner Lot, Level		

Heating:	Forced Air	Water:	-
Floors:	Carpet, Laminate	Sewer:	-
Roof:	Metal	Condo Fee:	-
Basement:	Full	LLD:	-
Exterior:	Mixed	Zoning:	residential
Foundation:	Poured Concrete	Utilities:	-
Features:	Natural Woodwork		

Inclusions: n/a

Desirable Blairmore, Crowsnest Pass location near Lyons Creek and close to the backcountry access at Sartoris Road. High quality upgrades throughout this fantastic mountain retreat in the Crowsnest Pass. Open floor plan with wood burning stove in the living room. Beautifully improved kitchen. Two bedrooms up plus partial basement development. Infrared sauna downstairs. Nice deck off the back. Car port plus a newer garage with tall ceiling. Grid connected solar power supplement set up. Walking distance to shopping, dining and medical services. A great teaching ski hill, swimming pool, mountain bike terrain and bike trails are close by. Crowsnest Pass still offers very affordable real estate in the Canadian Rockies. Whether for retirement, or a wonderful Nordic mountain weekend get away, this home has so much to offer.