



GRASSROOTS
REALTY GROUP

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**31 Ridgewood Terrace
St. Albert, Alberta**

MLS # A2324138



\$254,900

Division:	Braeside		
Type:	Residential/Other		
Style:	2 Storey		
Size:	1,150 sq.ft.	Age:	1970 (56 yrs old)
Beds:	4	Baths:	1 full / 1 half
Garage:	Carport		
Lot Size:	-		
Lot Feat:	Back Yard		

Heating:	Forced Air, Natural Gas	Water:	-
Floors:	Carpet, Linoleum	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	\$ 367
Basement:	Full	LLD:	-
Exterior:	Mixed	Zoning:	MDR
Foundation:	Poured Concrete	Utilities:	-
Features:	See Remarks		

Inclusions: none

Beautiful and bright townhouse centrally located in the highly sought after Braeside subdivision. Excellent main floor that features a lovely family room, washroom, and beautiful kitchen and dining area. Upstairs there are three generous sized bedrooms and full bathroom. Downstairs features a nice sized family room, bedroom and laundry area complete with extra storage. The fully fenced back yard with deck that faces the Fowler Athletic Park and Sir Alexander Mackenzie School is another added perk. Whether your looking for your first home, investment property or just simply to downsize without giving up the amenities you've come to deserve, you can truly have it all right here