



GRASSROOTS
REALTY GROUP

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404, 160 Moberly Road
Grande Cache, Alberta

MLS # A2324805



\$200,000

Division:	NONE		
Type:	Residential/Low Rise (2-4 stories)		
Style:	Apartment-Multi Level Unit		
Size:	1,112 sq.ft.	Age:	2007 (19 yrs old)
Beds:	2	Baths:	2
Garage:	Parkade, Parking Pad		
Lot Size:	-		
Lot Feat:	-		

Heating:	Boiler	Water:	-
Floors:	Carpet, Laminate, Vinyl	Sewer:	-
Roof:	-	Condo Fee:	\$ 549
Basement:	-	LLD:	-
Exterior:	Vinyl Siding, Wood Frame	Zoning:	GC-HDR
Foundation:	-	Utilities:	-
Features:	See Remarks		

Inclusions: N/A

If you're looking for a condo that doesn't feel like every other unit in the building, this top-floor corner suite is worth a look. With mountain and bush views, extra windows, and no neighbours above you, it offers a little more privacy and a lot more natural light. The open-concept kitchen, dining, and living room is the heart of the home, complete with a gas fireplace and access to the balcony with a natural gas BBQ hookup. Upstairs, the loft provides the perfect spot for a home office, TV room, or hobby space. The layout also includes 2 bedrooms and 2 bathrooms, including a private ensuite off the primary bedroom. Air conditioning keeps things comfortable in the summer, while heated underground parking, an additional above-ground stall, and a well-maintained building make everyday living easy.