



GRASSROOTS
REALTY GROUP

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1310 84 Street
Coleman, Alberta

MLS # A2329825



\$305,000

Division:	NONE		
Type:	Residential/House		
Style:	Cottage/Cabin		
Size:	502 sq.ft.	Age:	1919 (107 yrs old)
Beds:	1	Baths:	1
Garage:	Off Street		
Lot Size:	0.13 Acre		
Lot Feat:	Cul-De-Sac, Private, Treed		

Heating:	Baseboard, Wood Stove	Water:	-
Floors:	Wood	Sewer:	-
Roof:	Metal	Condo Fee:	-
Basement:	None	LLD:	-
Exterior:	Mixed	Zoning:	Residential
Foundation:	Combination	Utilities:	-
Features:	See Remarks		

Inclusions: n/a

Attractively upgraded and well-maintained mountain cabin near York Creek staging area. Crowsnest River and hundreds of miles of mountain trails nearby. This property offers an affordable and fantastic opportunity for four season recreation in the Canadian Rockies. Incredible recent upgrades throughout the cabin. Pull out bed in the living area. Plenty of parking. This cabin includes a 30'± well-kept RV which features a master bedroom, large slide-out and corner with bunk beds. Also on the property is a small Bunkie, formerly used for accommodation, currently used for storage. This is a high-quality package.