# \$130,000 - 57 97 Avenue, Grande Cache

MLS® #A2194667

### \$130,000

3 Bedroom, 2.00 Bathroom, 1,117 sqft Residential on 0.00 Acres

NONE, Grande Cache, Alberta

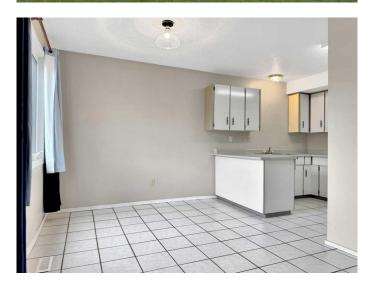
If you're looking for a home with potential, this is it! This well-located end unit condo offers a bright and spacious layout, just waiting for a modern refresh. With a little TLC, you can transform this space into a stylish and comfortable retreat. Major updates like a new furnace and hot water tank have already been taken care of, so you can focus on making it your own. Whether you're a savvy investor or a buyer with a creative eye, this is a fantastic opportunity to add value and personalize your home. Located on the family friendly condo row in the heart of Grande Cache.

This home features three bedrooms and one and a half bathrooms, offering ample space for families, or first-time buyers. The unfinished basement is a blank canvas, ready for your personal touchâ€"whether you dream of a cozy entertainment space, a home gym, or additional storage.

Enjoy the convenience of low-maintenance living with condo fees that cover grass cutting, snow removal, and reserve fund, allowing you to spend more time enjoying everything Grande Cache has to offer. Whether you're drawn to the panoramic mountain views, the potential of the home, or the ease of maintenance, this townhouse is a fantastic opportunity to create your perfect mountain escape.







#### **Essential Information**

MLS® # A2194667 Price \$130,000

Bedrooms 3
Bathrooms 2.00
Full Baths 1
Half Baths 1

Square Footage 1,117
Acres 0.00
Year Built 1977

Type Residential

Sub-Type Row/Townhouse

Style 2 Storey
Status Active

### **Community Information**

Address 57 97 Avenue

Subdivision NONE

City Grande Cache

County Greenview No. 16, M.D. of

Province Alberta
Postal Code t0e0y0

#### **Amenities**

Amenities None

Parking Spaces 2

Parking Assigned, Off Street

#### Interior

Interior Features See Remarks

Appliances Refrigerator, Stove(s), Washer/Dryer

Heating Forced Air

Cooling None

Has Basement Yes

Basement Full, Unfinished, Walk-Out

#### **Exterior**

Exterior Features Private Entrance, Private Yard

Lot Description Back Yard, Front Yard, Landscaped, Lawn

Roof Asphalt Shingle Construction See Remarks

Foundation Poured Concrete

### **Additional Information**

Date Listed March 1st, 2025

Days on Market 146 Zoning R2

## **Listing Details**

Listing Office Grassroots Realty Group Ltd.

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