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## 203, 2814 48 Avenue Athabasca, Alberta

MLS # A2109714



\$139,000

Division:	Athabasca Town			
Type:	Residential/Low Rise (2-4 stories)			
Style:	Apartment			
Size:	792 sq.ft.	Age:	2008 (17 yrs old)	
Beds:	2	Baths:	1	
Garage:	Parking Pad, Stall			
Lot Size:	0.00 Acre			
Lot Feat:	-			

**Heating:** Water: Forced Air, Natural Gas Floors: Sewer: Carpet, Linoleum Roof: **Condo Fee:** \$ 339 Asphalt Shingle **Basement:** LLD: Exterior: Zoning: Vinyl Siding R7 Foundation: **Utilities:** 

Features: See Remarks

Inclusions: N/A

Busy lifestyle? Look no further than this charming condo, tailor-made for those with dynamic lifestyles. Ideal for young professionals embarking on their journey or snowbirds seeking a hassle-free retreat, this condo offers two bedrooms, a full bathroom, convenient laundry facilities, and an inviting open kitchen and living room layout, complete with a cozy gas fireplace. Effortlessly blending quaint charm with modern convenience, this residence is a breeze to maintain. Say goodbye to worries about lawn care and snow removal – it's all taken care of here. Plus, with all amenities just a short walk away, convenience is at your doorstep. Don't miss out – come see for yourself the comfort and ease this condo has to offer!