

**10909 105 Avenue**  
**Fairview, Alberta**

**MLS # A2138190**



**\$95,000**

<b>Division:</b>	NONE		
<b>Type:</b>	Residential/House		
<b>Style:</b>	Bungalow		
<b>Size:</b>	816 sq.ft.	<b>Age:</b>	1975 (49 yrs old)
<b>Beds:</b>	3	<b>Baths:</b>	2
<b>Garage:</b>	Off Street, Parking Pad		
<b>Lot Size:</b>	0.10 Acre		
<b>Lot Feat:</b>	Rectangular Lot		

<b>Heating:</b>	Forced Air	<b>Water:</b>	-
<b>Floors:</b>	Carpet, Laminate	<b>Sewer:</b>	-
<b>Roof:</b>	Asphalt Shingle	<b>Condo Fee:</b>	-
<b>Basement:</b>	Finished, Full	<b>LLD:</b>	-
<b>Exterior:</b>	Vinyl Siding	<b>Zoning:</b>	C1
<b>Foundation:</b>	Wood	<b>Utilities:</b>	-
<b>Features:</b>	See Remarks		

**Inclusions:** N/A

Introducing a charming abode nestled conveniently close to downtown, boasting a spacious backyard ideal for outdoor gatherings and relaxation. This residence features three bedrooms, providing ample space for personal sanctuaries or home offices. With an abundance of windows allowing natural light to stream in, the interiors are bathed in a warm and inviting glow throughout the day. Convenience meets comfort with the added bonus of main level laundry, ensuring household chores are a breeze. Don't hesitate to call your Realtor for an appointment to view.