

\$273,000 - 10225-a 105 Ave, La Crete

MLS® #A2097375

\$273,000

0 Bedroom, 0.00 Bathroom, 1,093 sqft

Multi-Family on 0.00 Acres

NONE, La Crete, Alberta

Take advantage of a booming rental market in La Crete with this brand new duplex! Side by side units with separate titles so the option is there to own one side or both. The spacious main floor is just under 1100 sq/ft with 2 beds, 2 baths, full kitchen, laundry, and lots of living/ dining space. The dropped entrance has stairs down to the basement that has the potential to have a full suite as well. Live upstairs rent out the basement, or buy the whole building and have 4 rental units under one roof! Lots of potential here for first time buyers or inventors looking to get a great income generating property. Wide driveway parking out front, as well as back ally access,. Back yard for either unit that will have a divider fence put up in spring. Unit's ready for occupancy approx.. mid February, come have a look today!

Built in 2023

Essential Information

MLS® #	A2097375
Price	\$273,000
Sold Price	\$273,000
Bathrooms	0.00
Square Footage	1,093
Acres	0.00
Year Built	2023
Type	Multi-Family
Sub-Type	Duplex



Style	Bi-Level, Side by Side
Status	Sold

Community Information

Address	10225-a 105 Ave
Subdivision	NONE
City	La Crete
County	Mackenzie County
Province	Alberta
Postal Code	T0H2H0

Amenities

Parking Spaces	2
----------------	---

Interior

Interior Features	Closet Organizers, Granite Counters, Sump Pump(s), Vinyl Windows, Walk-In Closet(s)
Appliances	Dishwasher, Range
Heating	Forced Air, Natural Gas
Has Basement	Yes
Basement	Full, Unfinished

Exterior

Exterior Features	Lighting, Rain Gutters
Roof	Asphalt Shingle
Construction	Concrete, ICFs (Insulated Concrete Forms), Manufactured Floor Joist, Vinyl Siding, Wood Frame
Foundation	ICF Block

Additional Information

Date Listed	December 11th, 2023
Date Sold	February 14th, 2024
Days on Market	65
Zoning	HR-2
HOA Fees	0.00

Listing Details

Listing Office	Realty ONE Group Northern Advantage
----------------	-------------------------------------

Data is supplied by Pillar 9â„¢ MLSÂ® System. Pillar 9â„¢ is the owner of the copyright in its MLSÂ® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLSÂ®, Multiple Listing ServiceÂ® and

the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.