

# \$249,000 - 10305 108 Street, La Crete

MLS® #A2240973

**\$249,000**

3 Bedroom, 2.00 Bathroom, 1,216 sqft

Residential on 0.20 Acres

NONE, La Crete, Alberta

Affordable & Move-In Ready – Perfect for First-Time Buyers, Downsizers, or Investors! This fantastic home is a great fit whether you're just starting out, looking to downsize, or adding to your rental portfolio. Immediate possession is available, and it's located in a quiet, well-kept neighborhood that's close to everything. The yard is full of charm with a variety of plantings, two storage sheds, firepit area, plenty of parking, and a huge deck complete with a built-in hot tub—ideal for relaxing or entertaining outdoors. Inside, you'll find a spacious entryway leading to a smart layout with two bedrooms and a full bath on one end, and a private master suite on the other. The heart of the home is the open-concept kitchen, living, and dining area, filled with natural light and designed for comfortable family living. The kitchen offers ample cabinet space and is centrally located. A separate laundry room adds convenience, and brand-new shingles (summer 2025) give you peace of mind. This home has great value and lots of potential—come take a look today!

Built in 1995

## Essential Information

MLS® #	A2240973
Price	\$249,000
Bedrooms	3
Bathrooms	2.00



Full Baths	2
Square Footage	1,216
Acres	0.20
Year Built	1995
Type	Residential
Sub-Type	Detached
Style	Modular Home
Status	Active

### Community Information

Address	10305 108 Street
Subdivision	NONE
City	La Crete
County	Mackenzie County
Province	Alberta
Postal Code	T0H2H0

### Amenities

Parking Spaces	8
Parking	Off Street, Parking Pad, RV Access/Parking

### Interior

Interior Features	Built-in Features, Ceiling Fan(s), Laminate Counters, Open Floorplan, Vinyl Windows
Appliances	Dishwasher, Electric Stove, Refrigerator, Washer/Dryer
Heating	Forced Air
Cooling	None
Basement	None

### Exterior

Exterior Features	Fire Pit, Private Yard, Rain Gutters, Storage
Lot Description	Back Lane, Back Yard, Front Yard, Landscaped, Lawn
Roof	Asphalt Shingle
Construction	Vinyl Siding, Wood Frame, Manufactured Floor Joist
Foundation	Pillar/Post/Pier

### Additional Information

Date Listed	July 18th, 2025
Days on Market	8

Zoning

MHS

## **Listing Details**

Listing Office

RE/MAX Grande Prairie

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