

**102, 6108 53 Street
Olds, Alberta****MLS # A2274682****\$127,500****Division:** NONE**Type:** Residential/Low Rise (2-4 stories)**Style:** Apartment-Single Level Unit**Size:** 629 sq.ft. **Age:** 1977 (49 yrs old)**Beds:** 1 **Baths:** 1**Garage:** Stall**Lot Size:** -**Lot Feat:** -**Heating:** Baseboard, Hot Water, Natural Gas**Water:** -**Floors:** Laminate**Sewer:** -**Roof:** Mixed**Condo Fee:** \$ 428**Basement:** -**LLD:** -**Exterior:** Mixed**Zoning:** R3**Foundation:** -**Utilities:** -**Features:** No Smoking Home**Inclusions:** N/A

Discover a rare find — a 1-bedroom lower-level corner suite with no common walls, offering exceptional privacy and a peaceful place to call home. This bright, light-filled suite features a functional layout, a separate kitchen, full 4-piece bathroom, and an assigned parking stall for effortless day-to-day living. Located within walking distance to shopping and everyday essentials, it's the ideal fit for a college student, single person, or couple looking for comfort and convenience at a great price. Act quickly — suites like this don't stay available for long.