$195,000 - 11304 91 Street, Peace River

MLS® #A2190095

$195,000

3 Bedroom, 2.00 Bathroom, 1,316 sqft
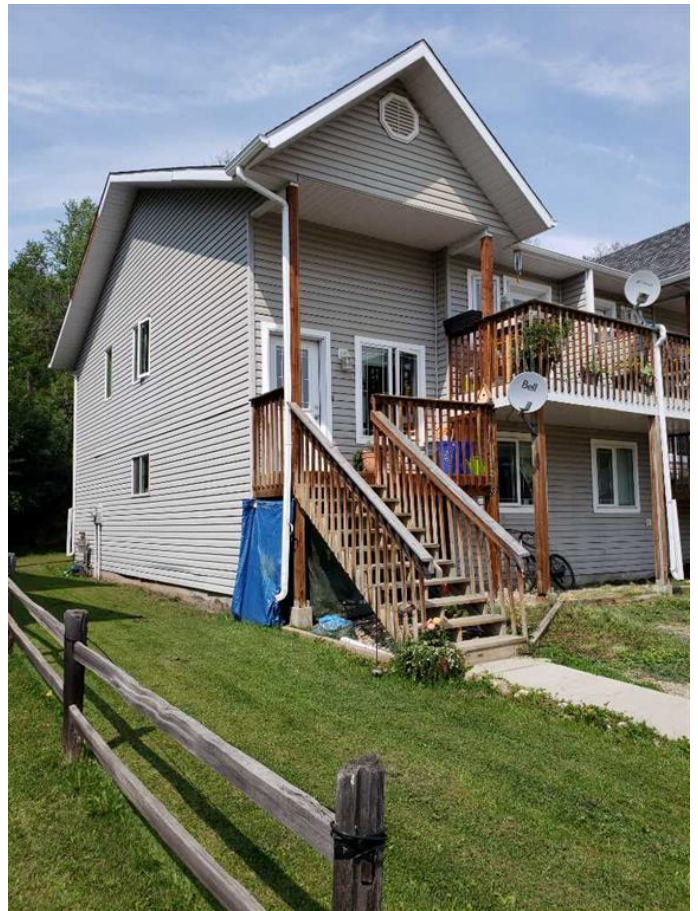Residential on 0.09 Acres

Lower West Peace, Peace River, Alberta

Ready and waiting for you to move into....or ready and waiting for an Investor to take on the current tenants. The layout is full of character and unique features. The comfortably sized entry is welcoming and open. Main floor offers a generous stylish kitchen with island, plus a convenient 2 pc bathroom.   The living room features a huge window, making the natural scenic backyard your room focal point,   Featured on this level is a lovely flex room opening to the top balcony; making for a lovely sunroom or sunny office space or playroom. The lower level has 3 bedrooms, full bathroom, laundry and access to the back deck. Both the decks and parking area have been upgraded. The location is just steps away from a playground, tennis court and ball diamond. Let this little piece of real estate work for you, either as a landlord or just as a great family home.

Built in 2008

Essential Information

MLS® #	A2190095
Price	$195,000
Bedrooms	3
Bathrooms	2.00
Full Baths	1
Half Baths	1
Square Footage	1,316
Acres	0.09

Year Built	2008
Type	Residential
Sub-Type	Semi Detached
Style	2 Storey, Side by Side
Status	Active

Community Information

Address	11304 91 Street
Subdivision	Lower West Peace
City	Peace River
County	Peace No. 135, M.D. of
Province	Alberta
Postal Code	T8S 1S6

Amenities

Utilities	Electricity Available, Natural G
Parking Spaces	2
Parking	Driveway, Gravel Driveway, F

Interior

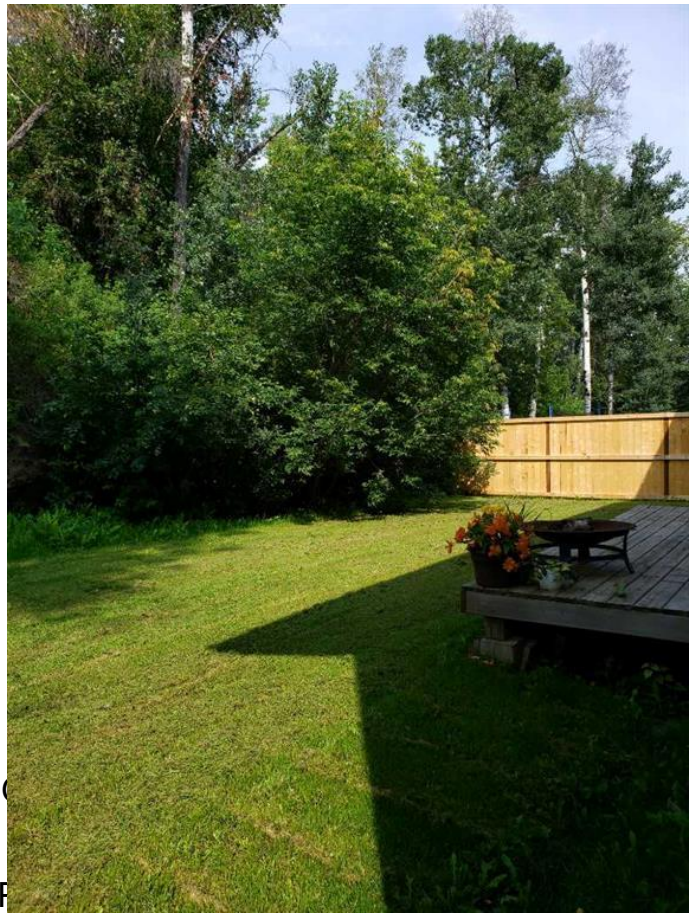|	
Interior Features	Open Floorplan, Pantry
Appliances	Dishwasher, Dryer, Electri Coverings
Heating	Forced Air, Natural Gas
Cooling	None
Basement	None

Exterior

Exterior Features	Private Entrance, Private Ya
Lot Description	Cul-De-Sac, Landscaped, No Neighbours Behind
Roof	Asphalt Shingle
Construction	Vinyl Siding
Foundation	Poured Concrete

Additional Information

Date Listed	January 24th, 2025
Days on Market	157
Zoning	R2

Listing Details

Listing Office   Royal LePage Valley Realty