

# **\$182,500 - 10115-103 Ave. 103 Ave, Hythe**

MLS® #A2223131

**\$182,500**

2 Bedroom, 1.00 Bathroom, 936 sqft

Residential on 0.14 Acres

NONE, Hythe, Alberta

For the first time buyer or the investor this maybe the one for you. This well built older home has had several up grades since current owner has purchased the property. The renovations include new asphalt shingles, eaves troughs, soffits, windows and doors. New main floor flooring, new electrical, light fixtures and plumbing. There is a laundry room built downstairs but the remainder of the basement is unfinished. There are 3 walls downstairs that are framed and have been insulated but no vapor beerier. There is some extra insulation for the basement that stays. Newly paved parking shared with the house next door. Also there is a well on this property that also provides water to the house next door. The owner has put in a new sump pump in the basement and there is also a sump pump outside at the Southeast corner of the home. The exterior is stucco and the back entrance has a large paving stone patio. The back yard is completely fenced and the yard also has an older garden site. Fiber optic internet has been brought to home but never hooked up. There is some 2 foot by 2 foot interlocking foam flooring that also stays with the house. This property is located close to school and most amenities are a short walk away. Book a showing with a Realtor® to view.

Built in 1962

## **Essential Information**



MLS® #	A2223131
Price	\$182,500
Bedrooms	2
Bathrooms	1.00
Full Baths	1
Square Footage	936
Acres	0.14
Year Built	1962
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Active

### Community Information

Address	10115-103 Ave. 103 Ave
Subdivision	NONE
City	Hythe
County	Grande Prairie No. 1, County of
Province	Alberta
Postal Code	T0H 2C0

### Amenities

Parking Spaces	2
Parking	Driveway, Off Street, Parking Pad
# of Garages	2

### Interior

Interior Features	No Animal Home, No Smoking Home, See Remarks
Appliances	Washer/Dryer
Heating	Forced Air, Natural Gas
Cooling	None
Has Basement	Yes
Basement	Full, Unfinished

### Exterior

Exterior Features	Garden, Private Yard
Lot Description	Back Yard, Cleared, Few Trees, Front Yard, Landscaped, Lawn, Level
Roof	Asphalt Shingle
Construction	Concrete, Stucco, Wood Frame

Foundation                      Perimeter Wall, Poured Concrete

### **Additional Information**

Date Listed                      June 9th, 2025

Days on Market                17

Zoning                            R-G

### **Listing Details**

Listing Office                   All Peace Realty Ltd.

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