

# \$129,000 - 9518 85 Avenue, Peace River

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MLS® #A2182098

**\$129,000**

1 Bedroom, 1.00 Bathroom, 720 sqft

Residential on 0.19 Acres

North End., Peace River, Alberta

This spacious lot offers incredible potential for your dream home. While the existing house is not liveable and will need to be removed, it does come with a 26x26 detached garage. Located in a desirable area within walking distance to downtown, scenic walking trails, schools and more. Build your future here and enjoy the convenience and charm of this prime location.

Built in 1950

## Essential Information

|                |             |
|----------------|-------------|
| MLS® #         | A2182098    |
| Price          | \$129,000   |
| Bedrooms       | 1           |
| Bathrooms      | 1.00        |
| Full Baths     | 1           |
| Square Footage | 720         |
| Acres          | 0.19        |
| Year Built     | 1950        |
| Type           | Residential |
| Sub-Type       | Detached    |
| Style          | Bungalow    |
| Status         | Active      |

## Community Information

|             |                |
|-------------|----------------|
| Address     | 9518 85 Avenue |
| Subdivision | North End.     |
| City        | Peace River    |



|             |                        |
|-------------|------------------------|
| County      | Peace No. 135, M.D. of |
| Province    | Alberta                |
| Postal Code | T8S 1G3                |

### Amenities

|                |                        |
|----------------|------------------------|
| Parking Spaces | 4                      |
| Parking        | Double Garage Detached |
| # of Garages   | 2                      |

### Interior

|                   |             |
|-------------------|-------------|
| Interior Features | See Remarks |
| Appliances        | None        |
| Heating           | Other       |
| Cooling           | None        |
| Has Basement      | Yes         |
| Basement          | See Remarks |

### Exterior

|                   |                               |
|-------------------|-------------------------------|
| Exterior Features | None                          |
| Lot Description   | Back Lane, Level, See Remarks |
| Roof              | Asphalt Shingle               |
| Construction      | Other                         |
| Foundation        | Other                         |

### Additional Information

|                |                    |
|----------------|--------------------|
| Date Listed    | December 2nd, 2024 |
| Days on Market | 254                |
| Zoning         | R1A                |

### Listing Details

|                |                            |
|----------------|----------------------------|
| Listing Office | Royal LePage Valley Realty |
|----------------|----------------------------|

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