



## 8506 95 Street Peace River Alberta

\$329,900

Welcome to this delightful 4-bedroom, 2-bathroom home located in the desirable North end of Peace River. The home features many upgrades including a spacious 4-piece main floor bathroom with a tile shower finishes and a 3-piece bathroom on the lower level - an excellent feature making use of the lower level bedroom and recreation area much more appealing. Key Features: Bedrooms: 4 (3 upstairs, 1 downstairs) Bathrooms: 2 (4-piece main floor, 3-piece lower level) Garage: Heated, powered, and insulated 24 x 24 detached garage Enjoy the modern conveniences and finishes of this home that offers some updated PVC windows, a high-efficiency furnace, newer architectural shingles and great access to all the local amenities. The home also includes essential appliances such as a refrigerator, stove, dishwasher, washer, and dryer. Outside, you'll find a private, fenced yard with a variety of fruit-bearing plants, including apple, cherry, saskatoon, and raspberry bushes and a large garden area. Enjoy easy access to the double car garage with the back alley lane and just across the same back alley is a park, playground and ball diamonds - everything with in reach. Located within walking distance to trails, bike paths, schools, a swimming pool, recreational complex, and gymnastics club, this home provides convenience and a vibrant community with great neighbors and a welcoming town. The sign is up!! Call today to view what potentially would be your new home. (id:6769)

Bedroom 11.00 Ft x 9.00 Ft  
3pc Bathroom 7.00 Ft x 5.00 Ft  
Recreational, Games room 29.00 Ft x 11.00 Ft  
Laundry room 10.00 Ft x 7.00 Ft  
Dining room 10.00 Ft x 8.00 Ft  
Kitchen 10.00 Ft x 8.00 Ft

Living room 19.00 Ft x 12.00 Ft  
4pc Bathroom 7.00 Ft x 5.00 Ft  
Bedroom 10.00 Ft x 8.00 Ft  
Bedroom 10.00 Ft x 9.00 Ft  
Bedroom 12.00 Ft x 10.00 Ft  
Other 9.00 Ft x 6.00 Ft

Listing Presented By:



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Royal

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