



## 4171 ESTAVILLA Drive Prince George British Columbia

\$399,900

Welcome to this charming true rancher nestled in a quiet, established neighborhood. This 3-bedroom, 1-bathroom home offers comfortable, single-level living with thoughtful updates and cozy charm throughout. Step inside to find a spacious family room, featuring a new pellet stove that not only adds warmth but creates the perfect ambiance for those crisp winter evenings. Whether you're hosting friends or enjoying a quiet night in, this space is ideal for relaxing and making memories. The home sits on an extra-large, fully fenced backyard, perfect for pets, play, or gardening. There's plenty of room to add a shed, fire pit, or even a garden oasis—whatever suits your lifestyle. This home is move-in ready with solid bones and great potential for personal touches. (id:6769)

Kitchen 16 ft ,4 in X 7 ft ,2 in

Dining room 8 ft ,1 in X 12 ft ,1 in

Primary Bedroom 10 ft ,8 in X 9 ft ,3 in

Bedroom 2 10 ft ,7 in X 9 ft ,4 in

Bedroom 3 9 ft ,3 in X 9 ft ,9 in

Living room 20 ft ,1 in X 17 ft ,5 in

Listing Presented By:



Originally Listed by:  
Royal LePage Aspire Realty



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