



**GRASSROOTS**  
REALTY GROUP

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**10826 103A Street**  
**Peace River, Alberta**

**MLS # A2226924**



**\$238,000**

<b>Division:</b>	South End		
<b>Type:</b>	Residential/House		
<b>Style:</b>	Bungalow		
<b>Size:</b>	960 sq.ft.	<b>Age:</b>	1950 (75 yrs old)
<b>Beds:</b>	2	<b>Baths:</b>	1
<b>Garage:</b>	Heated Garage, Single Garage Detached		
<b>Lot Size:</b>	0.15 Acre		
<b>Lot Feat:</b>	Back Lane, Landscaped, Lawn, Views		

**Heating:** Forced Air, Natural Gas

**Floors:** Vinyl Plank

**Roof:** Asphalt Shingle

**Basement:** Finished, Partial

**Exterior:** Stucco

**Foundation:** Perimeter Wall, Poured Concrete

**Features:** High Ceilings, Open Floorplan

**Water:** -

**Sewer:** -

**Condo Fee:** -

**LLD:** -

**Zoning:** R-1B

**Utilities:** -

**Inclusions:** N/A

Step into this freshly redone Gem in the South End of town. This property has had a complete make over with new paint both inside and outside. Starting inside you will see the remodeled kitchen, new vinyl plank flooring throughout the home with most of the windows having been replaced as well as new tasteful light fixtures and updated electrical throughout. Other great features include 9 foot ceilings, laundry hookups on the main floor and a quaint theatre room located downstairs. Located in a unique location that offers a quiet neighborhood and very little traffic. The owner has had everything done for you including new shingles on the house and the heated garage so all there is for you to do is move in and enjoy. Call today for you appointment to view.