



GRASSROOTS
REALTY GROUP

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**9702 94 Avenue
Peace River, Alberta**

MLS # A2231243



\$125,000

Division:	Downtown		
Type:	Residential/House		
Style:	Bungalow		
Size:	928 sq.ft.	Age:	1955 (70 yrs old)
Beds:	3	Baths:	2
Garage:	Single Garage Detached		
Lot Size:	0.17 Acre		
Lot Feat:	Back Lane, Back Yard, Front Yard, Private		

Heating:	Forced Air, Natural Gas	Water:	-
Floors:	Laminate, Linoleum	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	None	LLD:	-
Exterior:	Wood Frame	Zoning:	Mixed CR
Foundation:	Poured Concrete	Utilities:	-
Features:	Separate Entrance		

Inclusions: NA

Older home with a multitude of options for either rental or owner occupied. The front portion of the home is 2 bed and 1 bath using about 3/4 of the space of the home and in the back there is a small studio suite with bathroom and compact kitchen. You can use the entire property as one unit or have two smaller units within. The yard is quite large and there is a single car garage.