



GRASSROOTS
REALTY GROUP

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10022 84 Street
Peace River, Alberta

MLS # A2128533



\$349,900

Division:	Saddleback Ridge		
Type:	Residential/House		
Style:	Bungalow		
Size:	1,172 sq.ft.	Age:	1980 (44 yrs old)
Beds:	4	Baths:	3
Garage:	Concrete Driveway, Double Garage Attached, Parking Pad		
Lot Size:	0.16 Acre		
Lot Feat:	Fruit Trees/Shrub(s), Front Yard, Lawn, Interior Lot		

Heating:	High Efficiency, Forced Air, Natural Gas	Water:	-
Floors:	Carpet, Vinyl Plank	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full, Partially Finished	LLD:	-
Exterior:	Wood Frame	Zoning:	R
Foundation:	Poured Concrete	Utilities:	-
Features:	Open Floorplan, Storage, Vinyl Windows		

Inclusions:	NA
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This well maintained, largely renovated home is sure to meet the requirements for your new living experience. The home is just under 1200 sq ft c/w 3 bedrooms & a 4 piece bath on the main floor and the master bedroom complete with a 3/4 bath, vanity area and a walk in closet. The dining area has room to encompass a large gathering - open to the well maintained and refurbished kitchen as well offering access to the large deck which also has the private backyard as its domain. Private fully fenced yard - outdoor storage sheds and a security system/gate for controlled access. The functional features of the home include hot water on demand with circulating pump, new high efficiency furnace, newer PVC windows, new vinyl plank flooring and sub floor, new shingles, air conditioning, gas fireplace, updated bathrooms, updated lighting and electrical with USB plug in ports throughout. As well you have a 24 X 20 heated garage - all this located in the much desired Saddle Back subdivision of Peace River - very close to all amenities and shopping features. The sign is up!! Call today!!