10122 108 Avenue
Peace River, Alberta

MLS # A2188954

$125,000

Division:	South End
Type:	Residential/House
Style:	Bungalow

Size:	998 sq.ft.	**Age:**	1950 (75 yrs old)
Beds:	2	**Baths:**	1

Garage:	Single Garage Attached
Lot Size:	0.11 Acre
Lot Feat:	See Remarks

Heating:	Fireplace(s), Forced Air, Natural Gas	**Water:**	-
Floors:	Ceramic Tile, Laminate	**Sewer:**	-
Roof:	Asphalt Shingle	**Condo Fee:**	-
Basement:	Partial, Unfinished	**LLD:**	-
Exterior:	Metal Siding	**Zoning:**	RES
Foundation:	Poured Concrete	**Utilities:**	-
Features:	See Remarks		

Inclusions:	firepit, shed

Charming and cozy with a welcoming ambiance! This sun-filled home features a bright dining and living area, an ample kitchen, and three bedrooms—one of which currently serves as a laundry room and office (but could be turned back into a bedroom and the laundry moved downstairs). With a well-maintained 1-bath layout, it's the perfect opportunity for first-time buyers or those looking to downsize. Recent updates, including new flooring and ceilings throughout most of the home, add a fresh touch, while the cheerful wood-burning fireplace creates a warm, inviting atmosphere. The unfinished basement provides storage space. A screened-in front porch and a private side yard—tucked between the house and the hill—offer perfect spots to relax and unwind. New shingles and roof vents, plus a single detached garage complete the picture! Don’t wait—this affordable gem is available now and waiting for you to make it yours!