

# \$225,000 - 7113 99 Street, Peace River

MLS® #A2213119

**\$225,000**

3 Bedroom, 2.00 Bathroom, 1,054 sqft

Residential on 0.17 Acres

North End., Peace River, Alberta

Charming 3-Bedroom Home with Stunning River Valley Views - Welcome to this delightful 1,050+ sq ft home, featuring 3 cozy bedrooms and 2 full bathrooms. This property offers a single detached garage with extra storage space and ample parking, complemented by a concrete driveway for convenience. Step outside to enjoy a huge garden area complete with a greenhouse, perfect for gardening enthusiasts. Recent updates include new shingles, fresh paint, new carpet, some PVC windows and a modern furnace, ensuring comfort and peace of mind - along with the main floor updates you have a partially finished basement waiting for your personal touch also you have a basement walkout for ease of access. Enjoy breathtaking views of the Peace River River Valley right from your living room. Located close to the Baytex Energy Centre, swimming pool, schools, playgrounds, and scenic river walking paths, this home combines comfort with a prime location. Don't miss out on this fantastic opportunity - the sign is up!! schedule your viewing today!

Built in 1979

## Essential Information

MLS® # A2213119

Price \$225,000

Bedrooms 3



Bathrooms	2.00
Full Baths	2
Square Footage	1,054
Acres	0.17
Year Built	1979
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Active

### Community Information

Address	7113 99 Street
Subdivision	North End.
City	Peace River
County	Peace No. 135, M.D. of
Province	Alberta
Postal Code	T8S1B3

### Amenities

Parking Spaces	4
Parking	Concrete Driveway, Single Garage Detached
# of Garages	1

### Interior

Interior Features	Open Floorplan, Separate Entrance
Appliances	Dishwasher, Dryer, Range, Refrigerator, Washer, Window Coverings
Heating	Forced Air, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Living Room, Mantle, Wood Burning
Has Basement	Yes
Basement	Full, Partially Finished

### Exterior

Exterior Features	Fire Pit, Garden, Private Yard
Lot Description	Front Yard, Lawn, Views
Roof	Asphalt Shingle
Construction	Concrete, Wood Frame

Foundation                  Poured Concrete

### **Additional Information**

Date Listed                  April 17th, 2025

Days on Market            30

Zoning                        R

### **Listing Details**

Listing Office                Century 21 Town and Country Realty

Data is supplied by Pillar 9â„¢ MLS® System. Pillar 9â„¢ is the owner of the copyright in its MLS® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLS®, Multiple Listing Service® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.