

# **\$81,200 - 700 8 Street, Fox Creek**

MLS® #A1065631

**\$81,200**

3 Bedroom, 2.00 Bathroom, 1,356 sqft  
Residential on 0.34 Acres

NONE, Fox Creek, Alberta

**NEW LIST PRICE!** The sellers say sell now, this is a great deal! This 1356 sq. ft. 1979 modular bungalow on a full preserved wood basement is a good starter home, family home or rental property for a reasonable price. The main floor has a spacious kitchen with morning sunshine flooding into the home through south-east facing windows. The dining room and living room open from the kitchen, so you'll have loads of room for your family, guests and company! The living room has a wood-burning fireplace to bring warmth into the home on those chilly evenings. 3 bedrooms, a full bathroom and a 3 piece en-suite bathroom complete the main floor. **BONUS!** The laundry room is on the main floor, as well.

Located on a corner lot along the street leading to the golf course, this is a great location for a home, very close to the K - 12 school, as well as the playground in the school yard. Marnevic's playground and the walking trails are a short walk away, as are the horse stables if you have horses for your family to ride. Downstairs, you'll find a family room, two more bedrooms and a bathroom, as well as a storage and utility room. There is an enclosed sun room on the back of the house and a shed in the back yard for yard tools and firewood storage. This property is priced well, the vendors are motivated to sell.

Built in 1979



## Essential Information

MLS® #	A1065631
Price	\$81,200
Bedrooms	3
Bathrooms	2.00
Full Baths	1
Half Baths	1
Square Footage	1,356
Acres	0.34
Year Built	1979
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Active

## Community Information

Address	700 8 Street
Subdivision	NONE
City	Fox Creek
County	Greenview No. 16, M.D. of
Province	Alberta
Postal Code	T0H 1P0

## Amenities

Utilities	Electricity Available, Natural Gas Connected, Garbage Collection, Sewer Connected, Water Connected
Parking Spaces	2
Parking	Off Street, Driveway

## Interior

Interior Features	See Remarks
Appliances	Dishwasher, Refrigerator, Stove(s), Washer/Dryer
Heating	Forced Air, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Brick Facing, Living Room, Wood Burning
Has Basement	Yes
Basement	Full, Partially Finished

## Exterior

Exterior Features	Private Yard
Lot Description	Corner Lot, Few Trees, Lawn, Irregular Lot, Street Lighting, City Lot
Roof	Asphalt Shingle
Construction	Metal Siding
Foundation	Wood

## Additional Information

Date Listed	May 15th, 2021
Days on Market	1446
Zoning	R1-A

## Listing Details

Listing Office	RE/MAX ADVANTAGE (WHITECOURT)
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