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10721 92 Street  
Peace River, Alberta

MLS # A2305044

**\$145,000**



<b>Division:</b>	Lower West Peace		
<b>Type:</b>	Residential/House		
<b>Style:</b>	Bungalow		
<b>Size:</b>	836 sq.ft.	<b>Age:</b>	1935 (91 yrs old)
<b>Beds:</b>	1	<b>Baths:</b>	1
<b>Garage:</b>	Single Garage Detached		
<b>Lot Size:</b>	0.14 Acre		
<b>Lot Feat:</b>	Back Lane, Back Yard, Few Trees, Landscaped, Lawn, Level, Rectangular Lot		

<b>Heating:</b>	Forced Air, Natural Gas	<b>Water:</b>	-
<b>Floors:</b>	Laminate	<b>Sewer:</b>	-
<b>Roof:</b>	Metal	<b>Condo Fee:</b>	-
<b>Basement:</b>	None	<b>LLD:</b>	-
<b>Exterior:</b>	Wood Frame, Wood Siding	<b>Zoning:</b>	R2
<b>Foundation:</b>	Perimeter Wall	<b>Utilities:</b>	-
<b>Features:</b>	See Remarks		

**Inclusions:** N/A

Charming and affordable, this 1935-built home in Lower West Peace is ready for new owners. Featuring one bedroom, this property is an excellent opportunity for first-time buyers or those looking to downsize. Inside, you'll find a spacious eat-in kitchen that flows nicely into the living room, creating a comfortable and functional layout. The home also includes a four-piece bathroom and a primary bedroom. Just beyond the bedroom is a versatile laundry room, offering potential for a small second bedroom, office, or hobby space. Outside, the property features a fully fenced backyard—perfect for pets or outdoor enjoyment—along with a detached garage with convenient back-alley access. A great opportunity to own a cozy home in a quiet neighborhood.