$255,000 - 8325 101 Avenue, Peace River

MLS® #A2234002

$255,000
4 Bedroom, 1.00 Bathroom, 937 sqft
Residential on 0.17 Acres

Saddleback Ridge, Peace River, Alberta

Welcome to 8325 101 Avenue â€“ a perfect starter home tucked away in the desirable Saddleback Ridge subdivision in Peace River. This well-maintained bungalow offers 4 bedrooms, 1 full bath, and a bright, cozy layout thatâ€™s ideal for first-time buyers or those looking to downsize.

The fully finished basement provides extra living space and flexibility for a family room, office, or guest area. Step outside to enjoy the spacious, fully fenced backyard with mature trees, a bountiful apple tree, firepit area, and a large deckâ€”perfect for relaxing or entertaining. A nicely finished shed adds extra storage or hobby space.

This home also features central air conditioning, a newer asphalt roof, vinyl siding, laminate countertops, and a full appliance package including dishwasher, washer/dryer, and electric stove. With immediate possession available and loads of potential to add your personal touch, this home is a rare find in a quiet, family-friendly neighbourhood.

Built in 1980

Essential Information

MLS® #	A2234002
Price	$255,000
Bedrooms	4

Bathrooms	1.00
Full Baths	1
Square Footage	937
Acres	0.17
Year Built	1980
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Active

Community Information

Address	8325 101 Avenue
Subdivision	Saddleback Ridge
City	Peace River
County	Peace No. 135, M.D. of
Province	Alberta
Postal Code	T8S 1N2

Amenities

Parking Spaces	4
Parking	Parking Pad

Interior

Interior Features	Laminate Counters
Appliances	Central Air Conditioner, Refrigerator, Stove(s), Washer/Dryer
Heating	Central
Cooling	Central Air
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	Private Yard
Lot Description	Back Yard
Roof	Asphalt Shingle
Construction	Vinyl Siding
Foundation	Poured Concrete

Additional Information

Date Listed	June 23rd, 2025

Days on Market 82

Listing Details

Listing Office Grassroots Realty Group Ltd.

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