

\$232,500 - 706 Hammond Drive N, Fox Creek

MLS® #A2268361

\$232,500

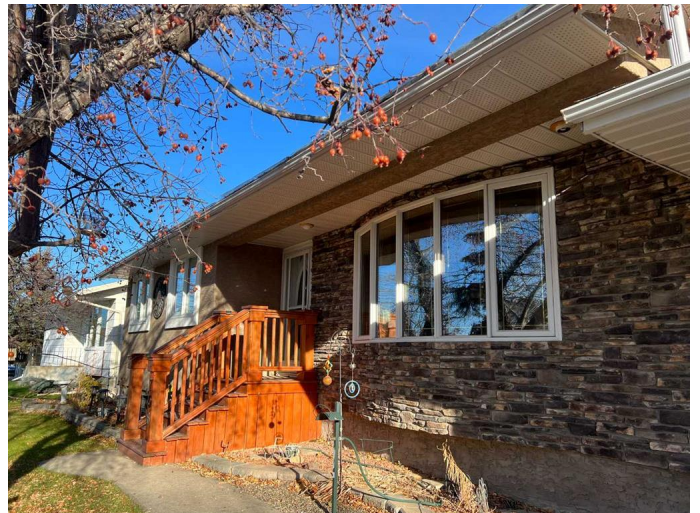
4 Bedroom, 2.00 Bathroom, 1,172 sqft

Residential on 0.21 Acres

NONE, Fox Creek, Alberta

WELCOME TO YOUR FOREVER HOME
BACKING ON TO GREENZONE !!

LOCATION IS THE NUMBER ONE RULE IN REAL-ESTATE. You have a park in your own back yard with different kinds of apple, pear and crabapple trees backing on to green zone and plum trees in the front yard. Large gate for you to access the green zone for all your hiking, biking, snowmobiling & quading. 2 sheds for all your toy storage. It is like living in the country with town amenities. Your home has 3 bedrooms & 1 full bathroom, large living room with bay window, hardwood flooring, the kitchen has loads of counter space with lots of cupboards and a side pantry. Kitchen comes with fridge, stove, dishwasher and microwave. Dining room has Patio doors to a smaller deck. Just off the back door you will find a large deck where you can enjoy your morning coffee or a family BBQ. Down stairs you have a huge family room with a wood burning fireplace to keep you cozy and warm this winter. You have 1 more bedroom, 1½ bath and office.. ALL YOUR MAJOR HOME UP GRADES ARE DONE FOR YOU. Newer furnace, newer water heater, outside has stucco siding, newer shingles, some newer windows. All you may want to do is upgrade your flooring downstairs this winter. Heated 30 by 16 finished garage with hot and cold-water taps. Copper wiring throughout home. This home has been LOVED by the same family since she was built in 1980. No smoking or pets just a wonderful



home waiting for a new family to move into and enjoy the home and yard.

Built in 1980

Essential Information

MLS® #	A2268361
Price	\$232,500
Bedrooms	4
Bathrooms	2.00
Full Baths	1
Half Baths	1
Square Footage	1,172
Acres	0.21
Year Built	1980
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Active

Community Information

Address	706 Hammond Drive N
Subdivision	NONE
City	Fox Creek
County	Greenview No. 16, M.D. of
Province	Alberta
Postal Code	T0H 1P0

Amenities

Parking Spaces	3
Parking	Off Street, Parking Pad, Single Garage Detached
# of Garages	1

Interior

Interior Features	No Animal Home, No Smoking Home, Open Floorplan, Pantry, Sump Pump(s)
Appliances	Dishwasher, Electric Stove, Garage Control(s), Garburator, Refrigerator, Washer/Dryer
Heating	Fireplace(s), Forced Air, Natural Gas, Wood

Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Electric, Wood Burning
Has Basement	Yes
Basement	Full

Exterior

Exterior Features	Balcony, Private Yard, Storage
Lot Description	Back Yard, Few Trees, Fruit Trees/Shrub(s), Landscaped, Private
Roof	Asphalt Shingle
Construction	Mixed
Foundation	Wood

Additional Information

Date Listed	November 1st, 2025
Days on Market	6
Zoning	R-1B

Listing Details

Listing Office	EXIT REALTY RESULTS
----------------	---------------------

Data is supplied by Pillar 9â„¢ MLSÂ® System. Pillar 9â„¢ is the owner of the copyright in its MLSÂ® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLSÂ®, Multiple Listing ServiceÂ® 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.