

# \$305,000 - 502 8 Street, Fox Creek

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MLS® #A2131611

## \$305,000

3 Bedroom, 2.00 Bathroom, 1,105 sqft  
Residential on 0.21 Acres

NONE, Fox Creek, Alberta

Welcome to your new spacious home! This charming property features two large bedrooms upstairs, complemented by a modern 4-piece bathroom. The open-concept layout seamlessly integrates the living room, dining area, and kitchen, perfect for entertaining guests. The updated kitchen boasts an island, built-in microwave/hood fan, and garden doors leading to the multi-tier deck, ideal for enjoying outdoor gatherings.

Downstairs, youâ€™ll find another large bedroom and a convenient 3-piece bathroom. The basement offers ample space with a large utility room, a cozy rec room, and a huge storage area under the stairs.

Parking is a breeze with a single-car garage and a long driveway that accommodates two cars. Plus, the large backyard provides plenty of room for outdoor activities. Additional features include laminate and lino flooring, ceiling fans, water softener, and 100 Amp service.

Located right across the street from the school, this home offers both convenience and comfort. With neutral paint colors throughout and a welcoming front deck, this property is ready to become your perfect haven.



## Essential Information

|                |             |
|----------------|-------------|
| MLS® #         | A2131611    |
| Price          | \$305,000   |
| Bedrooms       | 3           |
| Bathrooms      | 2.00        |
| Full Baths     | 2           |
| Square Footage | 1,105       |
| Acres          | 0.21        |
| Type           | Residential |
| Sub-Type       | Detached    |
| Style          | Bungalow    |
| Status         | Active      |

### **Community Information**

|             |                           |
|-------------|---------------------------|
| Address     | 502 8 Street              |
| Subdivision | NONE                      |
| City        | Fox Creek                 |
| County      | Greenview No. 16, M.D. of |
| Province    | Alberta                   |
| Postal Code | t0h1p0                    |

### **Amenities**

|                |                                     |
|----------------|-------------------------------------|
| Parking Spaces | 3                                   |
| Parking        | Parking Pad, Single Garage Attached |
| # of Garages   | 1                                   |

### **Interior**

|                   |  |
|-------------------|--|
| Interior Features | Breakfast Bar, Built-in Features, Ceiling Fan(s), Closet Organizers, French Door, Kitchen Island |
| Appliances        | Dishwasher, Electric Stove, Refrigerator, Washer/Dryer, Water Softener                           |
| Heating           | High Efficiency, Forced Air  |
| Cooling           | None   |
| Has Basement      | Yes  |
| Basement          | Finished, Full   |

### **Exterior**

|                   |                               |
|-------------------|-------------------------------|
| Exterior Features | Private Yard                  |
| Lot Description   | Few Trees                     |
| Roof              | Asphalt Shingle               |
| Construction      | Concrete, Mixed, Vinyl Siding |

Foundation                Poured Concrete

**Additional Information**

Date Listed                May 13th, 2024  
Days on Market            366  
Zoning                      R-1B

**Listing Details**

Listing Office              EXIT REALTY RESULTS

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