



GRASSROOTS
REALTY GROUP

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405, 9810 94 Street
Peace River, Alberta

MLS # A2324745



\$290,000

Division:	Downtown		
Type:	Residential/Low Rise (2-4 stories)		
Style:	Apartment-Multi Level Unit		
Size:	1,124 sq.ft.	Age:	2007 (19 yrs old)
Beds:	2	Baths:	2
Garage:	Parkade, Underground		
Lot Size:	-		
Lot Feat:	-		

Heating:	Baseboard, Hot Water, Natural Gas	Water:	-
Floors:	Carpet, Laminate	Sewer:	-
Roof:	Membrane	Condo Fee:	\$ 603
Basement:	-	LLD:	-
Exterior:	Wood Frame	Zoning:	RDD
Foundation:	-	Utilities:	-
Features:	Elevator, High Ceilings, Open Floorplan, Pantry, Storage		

Inclusions: NA

Stonehedge Condominium & Peace River, Alberta Executive Condo Living with Spectacular River Valley Views Welcome to this spacious and well-appointed condominium offering over 1,100 square feet of living space, plus an impressive 100-square-foot loft area with access to the roof top patio!! Located in one of Peace River's most desirable condo developments, this home combines comfort, convenience, and breathtaking scenery. This bright and inviting unit features 2 bedrooms and 2 bathrooms, including a spacious primary suite complete with a walk-in closet and private ensuite bathroom. The open-concept layout creates an ideal space for both everyday living and entertaining. Enjoy the comfort of central air conditioning, a cozy natural gas fireplace, and the convenience of an in-unit washer and dryer. The loft area provides excellent flexibility and can be used as a home office, reading nook, hobby room, or additional storage space. Outdoor living is exceptional with two private decks, including a stunning rooftop patio offering panoramic views of the beautiful Peace River Valley. Whether you're enjoying your morning coffee or hosting friends and family, the views are sure to impress. Perfectly situated adjacent to the river, extensive walking trails and down town core, this property allows you to enjoy nature right outside your door while remaining close to shopping, dining, and downtown amenities. Property Highlights Over 1,100 sq. ft. of living space Additional 100 sq. ft. loft area 2 bedrooms, 2 bathrooms Primary bedroom with walk-in closet and ensuite Open-concept living area Natural gas fireplace Central air conditioning In-unit washer and dryer Two private decks Rooftop patio with spectacular Peace River Valley views Adjacent to riverfront walking trails Desirable condominium living with

low-maintenance lifestyle Experience the perfect combination of comfort, convenience, and breathtaking views in this exceptional Peace River condominium.