# \$350,000 - 9517 91 Street, Lac La Biche

MLS® #A2179001

## \$350,000

5 Bedroom, 2.00 Bathroom, 1,458 sqft Residential on 0.15 Acres

Lac La Biche, Lac La Biche, Alberta

NEW PRICE ALERT! Family-Ready Gem in Dumasfield, Lac La Biche!

Step into more than 3,000 sq/ft of beautifully designed family living in this 5-bedroom, 4-bathroom home. Fresh paint, landscaped yard, and a huge fenced lot offer a safe and fun space for your kids to play and grow.

Inside, enjoy multiple gathering spaces: a cozy den with a fireplace, a spacious front living room, a family-friendly kitchen with island and eating area, plus a formal dining room. It's built for making memories.

The double heated garage adds winter comfort, and separate entrancesâ€"including one to a flexible basement suiteâ€"offer great options for guests, teens, or rental income.

Only minutes from trails, the hospital, and brand-new amenities.

?? Watch the video tour now: Click to Watch

Built in 1991

#### **Essential Information**

MLS® # A2179001 Price \$350,000

Bedrooms 5





Bathrooms 2.00 Full Baths 2

Square Footage 1,458 Acres 0.15 Year Built 1991

Type Residential Sub-Type Detached

Style 1 and Half Storey

Status Active

# **Community Information**

Address 9517 91 Street
Subdivision Lac La Biche
City Lac La Biche

County Lac La Biche County

Province Alberta
Postal Code T0A 2C0

### **Amenities**

Parking Spaces 2

Parking Double Garage Attached

# of Garages 2

#### Interior

Interior Features Kitchen Island

Appliances Dishwasher, Refrigerator, Electric Stove, Washer/Dryer

Heating Natural Gas, Boiler

Cooling None
Fireplace Yes
# of Fireplaces 1

Fireplaces Wood Burning

Has Basement Yes

Basement Full, Suite

#### **Exterior**

Exterior Features Private Yard

Lot Description Back Yard, Landscaped, Cul-De-Sac

Roof Asphalt Shingle

Construction Vinyl Siding, Wood Frame, Concrete

Foundation Poured Concrete

# **Additional Information**

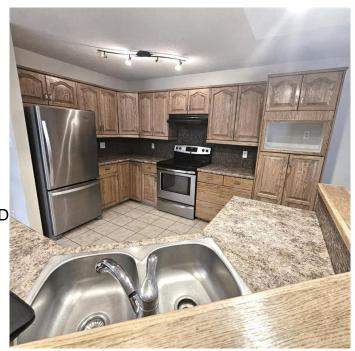
Date Listed November 13th, 2024

Days on Market 277

Zoning residential

**Listing Details** 

Listing Office COLDWELL BANKER UNITED



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