

# \$920,000 - 611 3 Ave, Fox Creek

MLS® #A2183888

**\$920,000**

0 Bedroom, 0.00 Bathroom,  
Commercial on 0.19 Acres

NONE, Fox Creek, Alberta

Centered between Edmonton and Grande Prairie (2 and 1/2 hours, NW of Edmonton and 2 hours from Grande Prairie) Fox Creek is an industrial town predominantly driven by oil and gas. Newly renovated 12 unit apartment for sale in the heart of Fox Creek. This property is perfect for working professionals looking for 2 or 1 bedroom accommodations. Owners self manage this building and take pride in looking after their tenants and property. Recently renovated units with new cabinets, flooring, paint, new asphalt shingled roof in 2022 , some new windows, and upgraded patios. Clean entries and halls. Common area laundry room is available downstairs. Located on a corner lot with paved parking. Well maintained and great curb appeal. Strong investment property. Room for further revenues. Good for new and experienced investors looking to own. 3 furnished suites.

Built in 1970

## Essential Information

MLS® #	A2183888
Price	\$920,000
Bathrooms	0.00
Acres	0.19
Year Built	1970
Type	Commercial
Sub-Type	Multi Family
Status	Active



## Community Information

Address	611 3 Ave
Subdivision	NONE
City	Fox Creek
County	Greenview No. 16, M.D. of
Province	Alberta
Postal Code	T0H 1P0

## Amenities

Utilities	Electricity Connected, Natural Gas Connected, Water Connected, Phone Available, Sewer Connected
Parking Spaces	13

## Interior

Heating	Baseboard, Boiler, Natural Gas, Hot Water
Cooling	None

## Exterior

Lot Description	Irregular Lot
Foundation	Poured Concrete

## Additional Information

Date Listed	December 18th, 2024
Days on Market	107
Zoning	R4

## Listing Details

Listing Office	ROYAL LEPAGE MODERN REALTY
----------------	----------------------------

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.