

# \$429,900 - 10041 85 Street, Peace River

MLS® #A2207464

**\$429,900**

5 Bedroom, 4.00 Bathroom, 1,689 sqft  
Residential on 0.13 Acres

Rolling Hills., Peace River, Alberta

Welcome to this one-of-a-kind 1.5-storey home, perfectly nestled against a breathtaking expanse of rolling hills and lush green space. With no neighbors behind, youâ€™ll enjoy ultimate privacy and unparalleled views right from your backyard. This home offers a rare opportunity to connect with nature while still being close to all amenities. This property backs directly onto pristine green space, providing serene views and direct access to scenic walking and hiking trails. Featuring a blend of charm and functionality, this home offers a versatile layout with soaring ceilings and an inviting atmosphere. The main floor boasts a bright, open-concept living area with large windows that flood the space with natural light and frame the picturesque scenery. There is a well-appointed kitchen with ample cabinetry, and a dining nook, perfect for morning coffee with a view. The upper-level primary bedroom provides a peaceful escape, complete with an ensuite bath and a private deck allowing you to take in the spectacular views! Generously sized secondary bedrooms on the upper floor ensure comfortable accommodations for family or guests. There is also a fully finished basement providing another family room, laundry, 2 bedrooms and a bathroom. Step out onto the expansive deck and take in the tranquil surroundings, ideal for entertaining or unwinding after a long day. A spacious attached garage and ample driveway parking make this home as practical as it is beautiful. Donâ€™t miss this rare opportunity



to own a home where nature and comfort harmoniously meet. Schedule your private showing today and experience the beauty and tranquility of this incredible property!

Built in 1989

### **Essential Information**

MLS® #	A2207464
Price	\$429,900
Bedrooms	5
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	1,689
Acres	0.13
Year Built	1989
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

### **Community Information**

Address	10041 85 Street
Subdivision	Rolling Hills.
City	Peace River
County	Peace No. 135, M.D. of
Province	Alberta
Postal Code	T8S 1N3

### **Amenities**

Parking Spaces	2
Parking	Double Garage Attached
# of Garages	2

### **Interior**

Interior Features	High Ceilings, Vaulted Ceiling(s), Walk-In Closet(s)
Appliances	None
Heating	Forced Air

Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Wood Burning, Great Room
Has Basement	Yes
Basement	Finished, Full

## Exterior

Exterior Features	Garden, Private Yard
Lot Description	Back Yard, Backs on to Park/Green Space, Front Yard, Landscaped, Lawn, No Neighbours Behind, Private, Views
Roof	Asphalt Shingle
Construction	Vinyl Siding
Foundation	Wood

## Additional Information

Date Listed	April 1st, 2025
Days on Market	4
Zoning	R1-A

## Listing Details

Listing Office	RE/MAX Northern Realty
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