

\$209,900 - 506 7th Avenue, Beaverlodge

MLS® #A2209209

\$209,900

5 Bedroom, 3.00 Bathroom, 1,242 sqft

Residential on 0.21 Acres

NONE, Beaverlodge, Alberta

This property presents an exceptional opportunity for investors, flippers, or families seeking a budget-friendly home to renovate. Priced at \$209,900, this is the best-priced single-family five-bedroom home in BeaverLodge, making it a fantastic deal for those looking to make it their own.

Featuring five bedrooms, with the potential for a sixth, and two and a half bathrooms—including an ensuite in the primary bedroom—this residence provides ample space for a growing family or those looking to accommodate guests. With 1242 square feet of living space on a generous 0.21-acre lot, the home could use some updating, allowing you to personalize it to your taste and preferences. The property also includes a single attached garage and is fully fenced with chain-link, providing security for your outdoor space.

BeaverLodge, with a population of around 2,200, offers a charming small-town atmosphere while still being close to larger urban amenities. Grande Prairie, just about 30 minutes away, is a thriving hub for over 200,000 people, featuring major retailers like Costco and a wide range of services. Additionally, BeaverLodge is home to a local hospital, ensuring that healthcare needs are readily accessible. For those without a car, a county bus service runs from Grande Prairie to BeaverLodge, providing convenient access for



grocery shopping and other errands.

Built in 1977

Essential Information

MLS® #	A2209209
Price	\$209,900
Bedrooms	5
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,242
Acres	0.21
Year Built	1977
Type	Residential
Sub-Type	Detached
Style	Bi-Level
Status	Active

Community Information

Address	506 7th Avenue
Subdivision	NONE
City	Beaverlodge
County	Grande Prairie No. 1, County of
Province	Alberta
Postal Code	T0H0C0

Amenities

Parking Spaces	3
Parking	Single Garage Attached
# of Garages	1

Interior

Interior Features	See Remarks
Appliances	Dishwasher, Electric Stove, Refrigerator
Heating	Forced Air
Cooling	None
Has Basement	Yes

Basement	Finished, Full
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Exterior

Exterior Features	Private Yard
Lot Description	No Neighbours Behind
Roof	Asphalt Shingle
Construction	Wood Siding
Foundation	Poured Concrete

Additional Information

Date Listed	April 7th, 2025
Days on Market	16
Zoning	r1

Listing Details

Listing Office	Real Broker
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