

WELCOME TO

91 RIVERVIEW DRIVE

\$40,000

HAY RIVER

6282

JIM WELLER

WORK 867.669.2112

CELL 867.765.8967



ROOM SIZES

					BATHS	1 Full
					Storage	Basement
				Make: Model: Serial #:	Foyer / Entry	Deck

HEAT

INSULATION

BUILDING

LOT

Type	F/A OIL	Ceiling: R	Sq. Ft.	1140	Lot Size	7382
Annual Cost		Walls: R			Garage	Single Detached
Litres Over		Floor: R	Age	1979	Parking	Gravel
Last 12 Mo.		Skirting: R	Lot	Block	Plan	Unit
			472		360	

SPECIAL FEATURES /FURNISHINGS:

This property is now priced at its land value!

This property is a 1979 two bedroom, one bath mobile home with an addition containing a large family room. As well there is a detached single garage, all on a large corner lot in an established neighbourhood close to downtown. The home has a lot of original components due for upgrading and there is plumbing damage and mold from a freeze-up, and is priced accordingly. The plumbing and mold issues are estimated to be in the \$30,000 range. This home will be of interest mainly to purchasers with substantial renovation experience.

FOUNDATION

Wood Blocking

PROPERTY TAXES

Amount/yr \$1446 2023

Tenure Fee Simple

Fees

Area

