

WELCOME TO

47126 MACKENZIE HIGHWAY

\$95,000
HAY RIVER

JIM WELLER
WORK 867.669.2112
CELL 867.765.8967



ROOM SIZES

					BATHS	1 Full
					Storage	Basement
				Make: Model: Serial #:	Foyer / Entry	Deck 6 X 8

HEAT

INSULATION

BUILDING

LOT

Type	F / A OIL	Ceiling: R	40	Sq. Ft.	1064	Lot Size	15000
Annual Cost		Walls: R	20	Age	1996	Garage	Double Detached
Litres Over		Floor: R		Lot	4	Parking	Gravel
Last 12 Mo.		Skirting: R		Block	Xd		
				Plan	134	Unit	

SPECIAL FEATURES /FURNISHINGS:

This three-bedroom bungalow built in 1996 has steel piles, hardboard siding and vinyl windows. The heating system is forced air oil furnace, and the hot water heater is also oil fired. The plumbing system is PEX, not Poly-B.

The large (27' X 30') detached double garage is insulated, wired and heated.

The home needs substantial repair and renovation but is priced to sell As Is.

Additional photographs outlining the condition and repair estimates can be made available to potential purchasers prior to viewing the property.

FOUNDATION

Steel Piles

PROPERTY TAXES

Amount/yr \$2546 2024

Tenure Fee Simple

Fees

Area Hay River





