



# WELCOME TO 67 RIVERVIEW DRIVE

**\$120,000**  
HAY RIVER

**MLS**  
MULTIPLE LISTING SERVICE®

**6471**

**JIM WELLER**

WORK 867.669.2112  
CELL 867.765.8967



## ROOM SIZES

					<b>BATHS</b>	3
					Storage	Basement Partial Finished
					Make: Model: Serial #:	Foyer / Entry Deck

<b>HEAT</b>		<b>INSULATION</b>	<b>BUILDING</b>	<b>LOT</b>
Type	F/A PROPANE	Ceiling: R 40 Walls: R 20 Floor: R 20 Skirting: R	Sq. Ft. 1341 Age 1981 Lot 460 Block 360 Plan 360	Lot Size 6566 Garage Double Detached Parking Paved
Annual Cost				
Litres Over Last 12 Mo.				

## SPECIAL FEATURES /FURNISHINGS:

This home was once valued at \$235,000 but has subsequently suffered damage. It is being sold As IS. Condition reports and repair estimates are available for review.

The 50' X 148' riverfront lot close to downtown has unobstructed water views. There is a 24' X24' detached double garage heated by a woodstove.

The home is a 1981 14' X72' mobile home with a 1986 30' addition and a 960 sf developed basement. It has 3 bedrooms, 2 up and 1 down, family room, den and 3 bathrooms. It has a gabled roof over the entire building, wood siding, a front verandah and rear covered porch, propane furnace and hot water tank and a living room corner fireplace.

## FOUNDATION

Concrete Block

## PROPERTY TAXES

Amount/yr	\$3,096	2025
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Tenure	Fee Simple
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Fees
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Area
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