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HOME IN SPRUCEVIEW

2026 9 AVE. SPRUCE VIEW, AB T0M 1V0

Price: \$139,000.



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Property Summary

Building SF:	896
Lot Size:	7,215 SF
Parking:	Carport, Driveway, Street
Price:	\$139,000
Taxes	\$684.53/2022
Year Built:	1949
Zoning:	R 3

Property Overview

This home is located in a quiet neighbourhood. There are large Spruce trees on the perimeter of the lot. A wonderful 8' x 8' deck. The house has a metal roof. The exterior of the house is Stucco. The carport is 12' x 26'

Location Overview

This home is located in a residential area within the Hamlet of Spruce View. Spruce View is a small community located on Highway 54 and is 18 Miles East of Caroline, North of Glennifer Lake and 18 miles West of Innisfail.

PROPERTY DESCRIPTION

Home in SpruceView Alberta
2026 9 Avenue | Spruce View, AB T0M 1V0

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Not Fancy, Just Homey!!

Main Floor of this home has lots of storage, large kitchen, L shaped living room with patio door to a rear deck. Large upgraded 4 piece bathroom with separate tub and shower. Home is heated with a Natural gas forced air furnace and a wood stove. Home needs some flooring, paint and decorating touches.

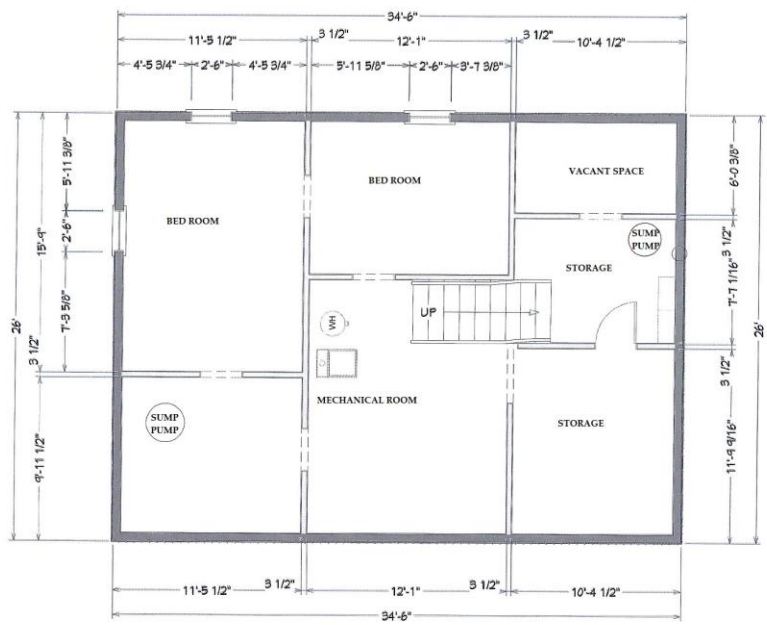
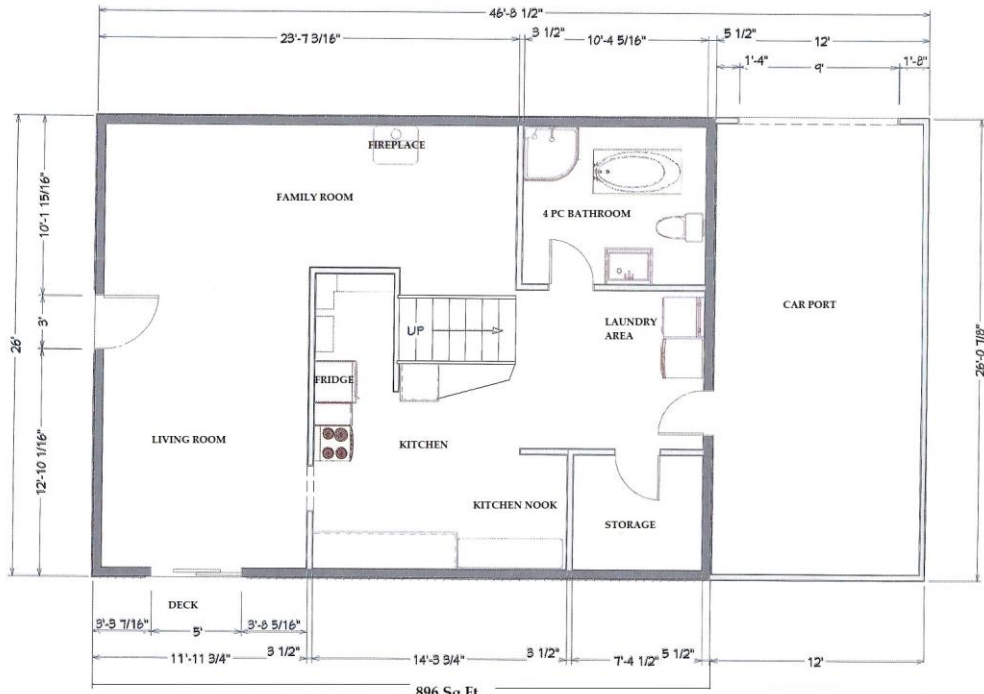
PROPERTY PHOTOS

Home in SpruceView Alberta
2026 9 Avenue | Spruce View, AB T0M 1V0

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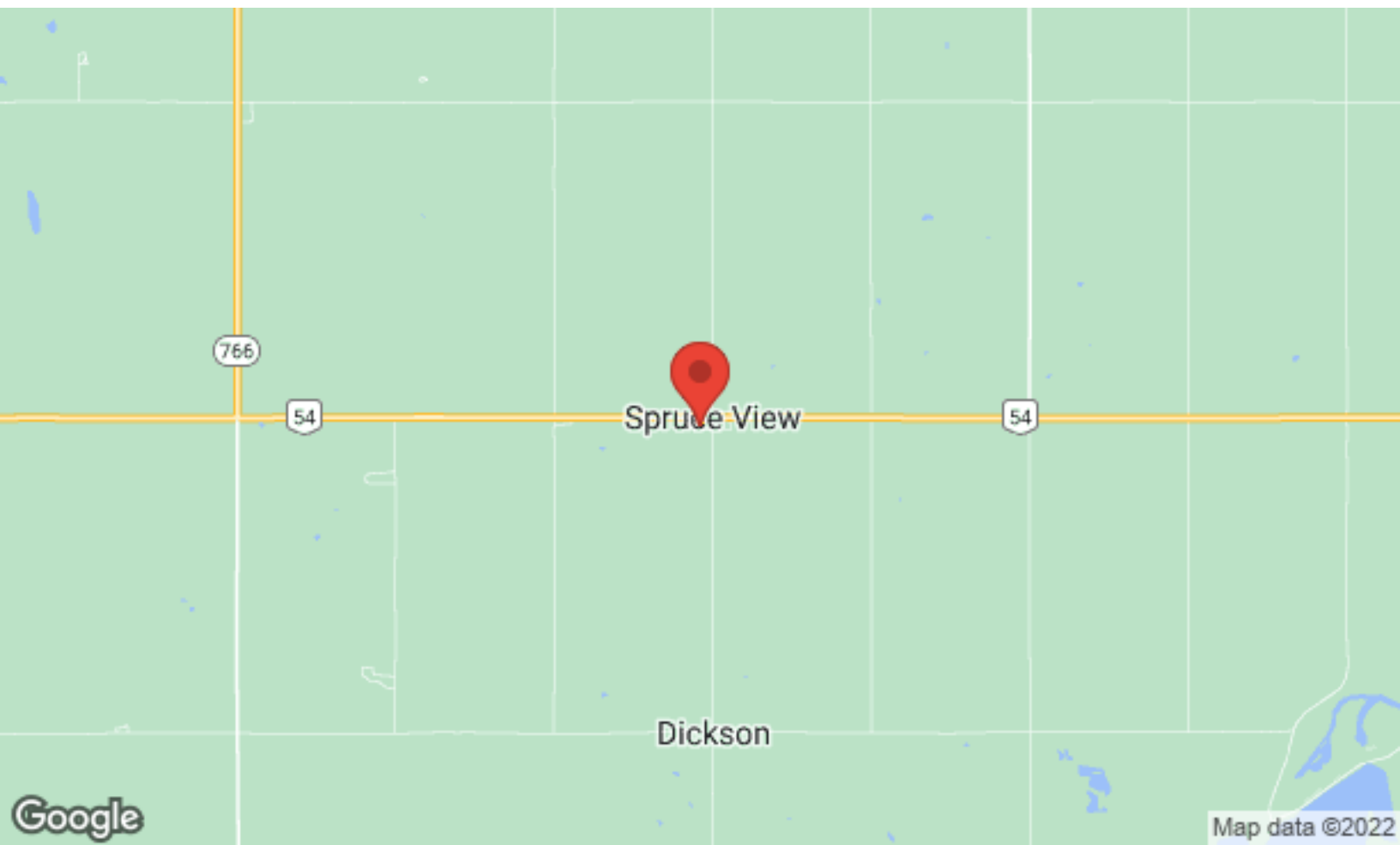
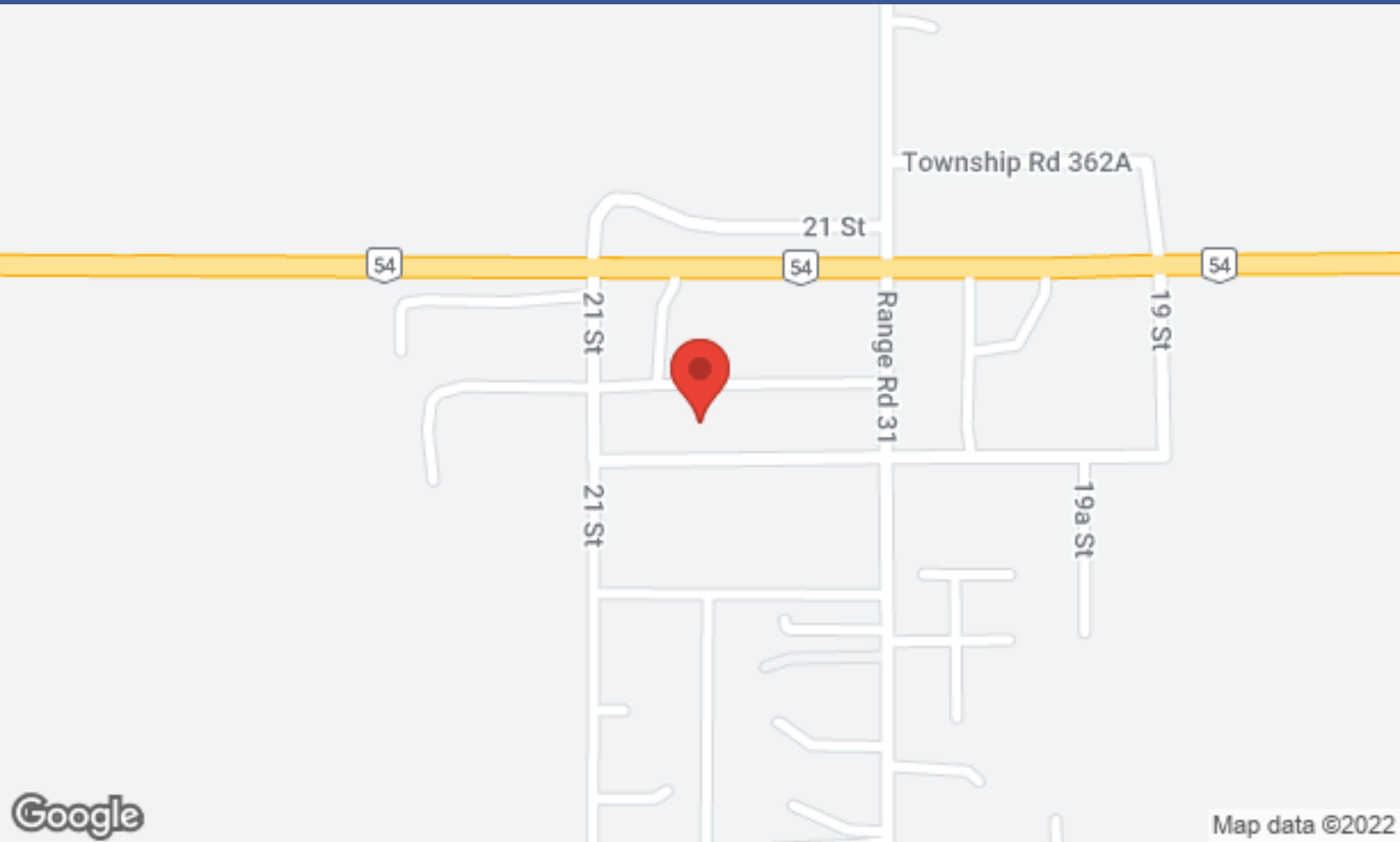


2026 9th Ave. Spruce View Floor Plans



LOCATION MAPS

Home in SpruceView Alberta
2026 9 Avenue | Spruce View, AB T0M 1V0

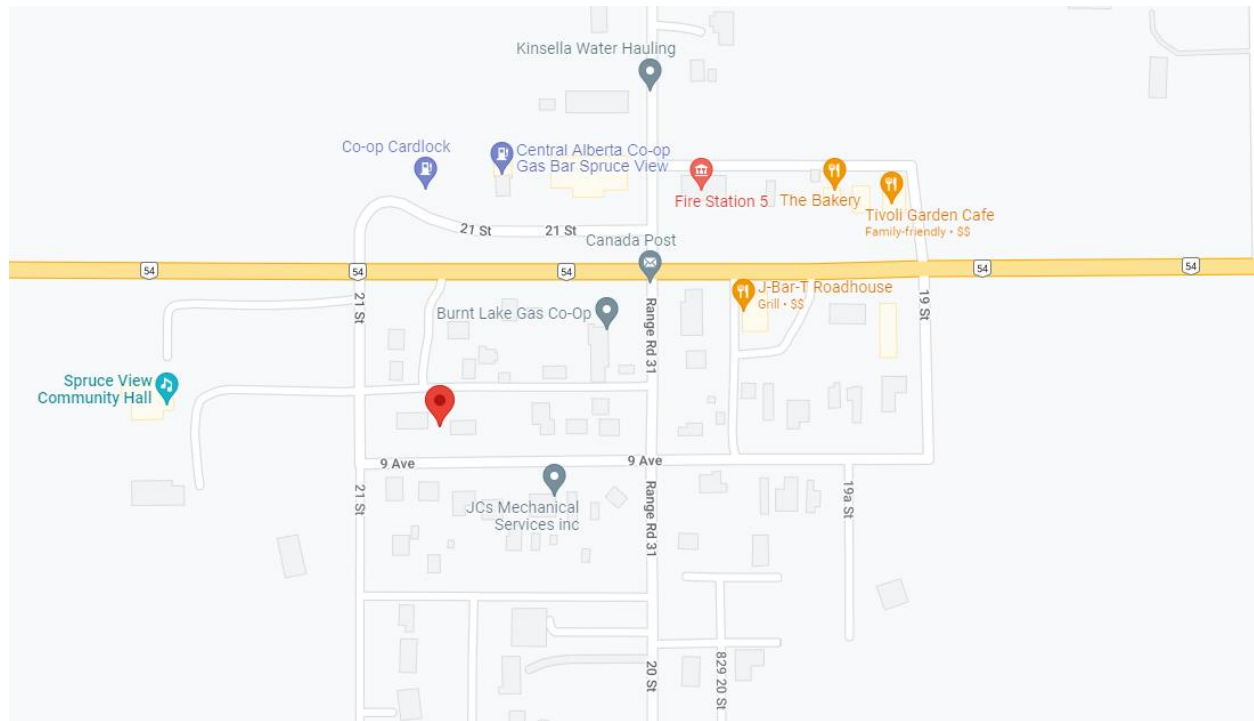


AERIAL MAP

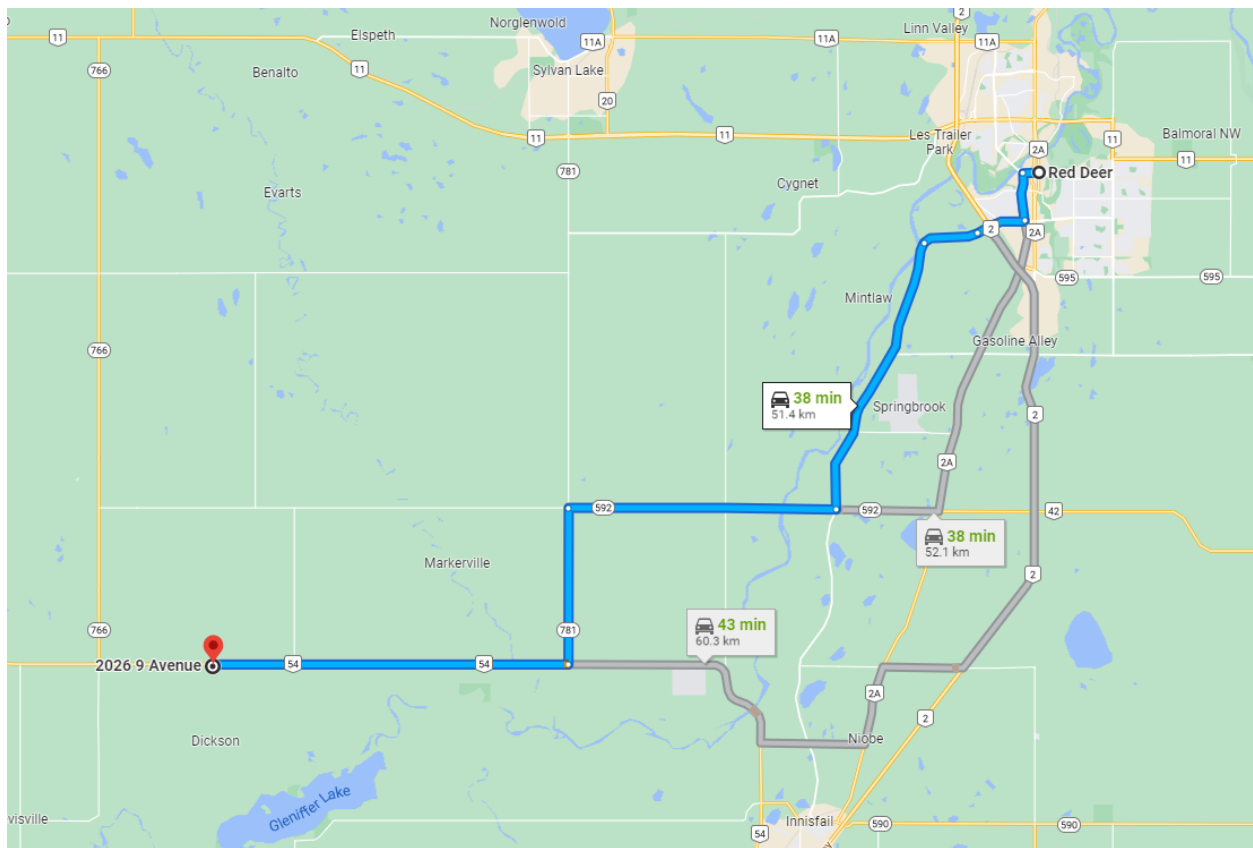
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MAP OF BUSINESS IN SPRUCE VIEW



2026 9TH AVE. SPRUCEVIEW DIRECTIONAL MAP



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IF WE CAN HELP ANSWER ANY OF YOUR QUESTIONS OUR CONTACT
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