\$549,000 - 10606 90 Street, Peace River

MLS® #A2231034

\$549,000

5 Bedroom, 4.00 Bathroom, 1,640 sqft Residential on 0.14 Acres

Upper West Peace, Peace River, Alberta

Nestled in the Upper West Peace and overlooking the river, this stunning modified bi-level home truly has it all. As you approach, you'II appreciate the ample paved parkingâ€"space for 3-4 cars in the front, plus an attached garage that can fit 3 more vehicles!Step inside to a wide, welcoming entryway with a spacious walk-in closetâ€"perfect for families or anyone who loves organized storage. Just half a flight of stairs up, the living and dining rooms open up to breathtaking river views through large windows. Enjoy summer meals on the covered 10'x16' balcony, complete with a gas line for your BBQ, plenty of space for patio furniture, and, of course, THE VIEW.The kitchen is a chef's delight, featuring modern appliances, abundant cabinetry, a pantry, and programmable remote-controlled blinds in the dining and living room to maximize comfort and the view. The upper level boasts vaulted ceilings, hardwood flooring, three bedrooms, and two full bathrooms. While the home is equipped with central air conditioning, the primary bedroom also features an additional wall unit for extra comfort on warm summer nights. The primary suite includes two standard closets, overhead storage, a walk-in closet, and an en-suite bathroom with a jacuzzi tub and a separate shower. Downstairs, the fully finished walk-out lower level offers in-floor heating and large windows for year-round comfort. This level includes two more bedrooms, another full







bathroom, a laundry room with a gas dryer, a library with built-in shelving and lighting, and a soundproofed media room with wired speakers, recessed lighting, and a 78' TV. The library opens onto a covered patio with a hot tub and a fenced, private backyardâ€"perfect for relaxation or entertaining. The beautifully landscaped yard features an in-ground irrigation system, wired outdoor lighting, and mature perennials for a low-maintenance, inviting outdoor space. The home was constructed with fire-retardant drywall. Recent updates include a new roof (2024), furnace (2023), and freshly cleaned carpetsâ€"move-in ready for new owners!Explore the 3D tour in the multimedia section at realtor.ca and book your private showing to discover all the exceptional features this property has to offer!

Built in 1998

Essential Information

MLS® # A2231034 Price \$549,000

Bedrooms 5 Bathrooms 4.00

Full Baths 3 Half Baths 1

Square Footage 1,640 Acres 0.14

Year Built 1998

Type Residential Sub-Type Detached

Style Modified Bi-Level

Status Active

Community Information

Address 10606 90 Street
Subdivision Upper West Peace

City Peace River

County Peace No. 135, M.D. of

Province Alberta
Postal Code T8S1P1

Amenities

Parking Spaces 6

Parking Off Street, Garage Door Opener, Heated Garage, Insulated, Oversized,

Paved, Triple Garage Attached, Workshop in Garage

of Garages 3

Interior

Interior Features Ceiling Fan(s), Central Vacuum, High Ceilings, Laminate Counters, No

Smoking Home, Open Floorplan, Pantry, Storage, Vaulted Ceiling(s), Vinyl Windows, Walk-In Closet(s), Bookcases, Closet Organizers, Jetted

Tub, Recessed Lighting, Soaking Tub, Wired for Sound

Appliances Dishwasher, Dryer, Electric Range, Refrigerator, Washer, Central Air

Conditioner, Garburator, Microwave Hood Fan, Window Coverings

Heating Forced Air, Natural Gas, High Efficiency, In Floor

Cooling Central Air, Wall Unit(s)

Has Basement Yes

Basement Finished, Full

Exterior

Exterior Features Private Yard, Balcony, BBQ gas line

Lot Description Back Yard, Landscaped, Rectangular Lot, Fruit Trees/Shrub(s), Interior

Lot, Lawn, Private, Yard Lights

Roof Asphalt Shingle

Construction Wood Frame, Stucco

Foundation Poured Concrete

Additional Information

Date Listed June 13th, 2025

Days on Market 138

Zoning Residential Mixed High De

Listing Details

Listing Office RE/MAX Northern Realty

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