

# \$67,000 - 5208 3rd Avenue E, Boyle

MLS® #A2182001

**\$67,000**

1 Bedroom, 1.00 Bathroom, 1,020 sqft  
Residential on 0.14 Acres

Boyle, Boyle, Alberta

Nestled in the heart of the peaceful village of Boyle, this modular home offers a fantastic opportunity for first-time buyers or those seeking a renovation project. Surrounded by mature trees and set in a quiet neighborhood, this property combines natural beauty with convenience. You™ll enjoy being just minutes away from local shops, outdoor recreation, and community amenities.

This home is perfect for anyone looking to enter the housing market with a property full of potential. With the land included, this is an affordable chance to create your dream space or invest in a fixer-upper with endless possibilities.

Don™t miss out on this chance to own a piece of Boyle™s charm. Schedule your viewing today and see the potential this property holds!

Built in 1980

## Essential Information

|            |          |
|------------|----------|
| MLS® #     | A2182001 |
| Price      | \$67,000 |
| Sold Price | \$65,000 |



|                |                         |
|----------------|-------------------------|
| Bedrooms       | 1                       |
| Bathrooms      | 1.00                    |
| Full Baths     | 1                       |
| Square Footage | 1,020                   |
| Acres          | 0.14                    |
| Year Built     | 1980                    |
| Type           | Residential             |
| Sub-Type       | Detached                |
| Style          | Single Wide Mobile Home |
| Status         | Sold                    |

### Community Information

|             |                   |
|-------------|-------------------|
| Address     | 5208 3rd Avenue E |
| Subdivision | Boyle             |
| City        | Boyle             |
| County      | Athabasca County  |
| Province    | Alberta           |
| Postal Code | T0A0M0            |

### Amenities

|                |                           |
|----------------|---------------------------|
| Parking Spaces | 2                         |
| Parking        | Drive Through, Off Street |

### Interior

|                   |                                                         |
|-------------------|---------------------------------------------------------|
| Interior Features | Ceiling Fan(s)                                          |
| Appliances        | Dryer, Electric Range, Refrigerator, Range Hood, Washer |
| Heating           | Forced Air                                              |
| Cooling           | None                                                    |
| Basement          | None                                                    |

### Exterior

|                   |                          |
|-------------------|--------------------------|
| Exterior Features | None                     |
| Lot Description   | Back Lane, Level         |
| Roof              | Asphalt Shingle          |
| Construction      | Vinyl Siding, Wood Frame |
| Foundation        | Wood, Piling(s)          |

### Additional Information

|             |                    |
|-------------|--------------------|
| Date Listed | December 3rd, 2024 |
|-------------|--------------------|

|                |                     |
|----------------|---------------------|
| Date Sold      | December 19th, 2024 |
| Days on Market | 16                  |
| Zoning         | Zone 60             |
| HOA Fees       | 0.00                |

**Listing Details**

Listing Office            RE/MAX Excellence

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