

# \$285,000 - 123 Nickerson Avenue, Hinton

MLS® #A2200341

## \$285,000

3 Bedroom, 2.00 Bathroom, 1,520 sqft

Residential on 0.14 Acres

Hardisty, Hinton, Alberta

Welcome to 123 Nickerson Avenue – this 2005 home features over 1500 sq ft of living space, 3 bedrooms, 2 baths. Stepping inside you will see the vaulted ceilings in the open concept kitchen/dining/living room. You can access the deck through the French doors in the dining room. There are lots of windows letting in tons of natural light. The master bedroom has a 4 pc ensuite with a huge soaker tub. The laundry room is roomy & has access to the deck as well. This home is on an oversized (approx. 54x110) lot, the backyard is fenced, there is lots of parking, yard is landscaped, has a shed, a 12'x24' dog run and the neighbourhood playground is right across the street! Pride of ownership is evident throughout the home – newer laminate flooring, updated cabinet hardware, dishwasher, washer, dryer are all newer. It is ready to move into.

Built in 2005

## Essential Information

MLS® #	A2200341
Price	\$285,000
Bedrooms	3
Bathrooms	2.00
Full Baths	2
Square Footage	1,520
Acres	0.14
Year Built	2005



Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Active

### Community Information

Address	123 Nickerson Avenue
Subdivision	Hardisty
City	Hinton
County	Yellowhead County
Province	Alberta
Postal Code	T7V 1A4

### Amenities

Utilities	Electricity Available, Natural Gas Available, Water Available, Cable at Lot Line, Garbage Collection, Phone Available, Sewer Available
Parking Spaces	2
Parking	Off Street, Gravel Driveway

### Interior

Interior Features	Ceiling Fan(s), Open Floorplan, French Door, Laminate Counters, Soaking Tub
Appliances	Dishwasher, Dryer, Refrigerator, Washer, Window Coverings, Electric Range
Heating	Forced Air, Natural Gas
Cooling	None
Basement	None

### Exterior

Exterior Features	Dog Run
Lot Description	Back Yard, Lawn, Rectangular Lot, City Lot
Roof	Asphalt Shingle
Construction	Mixed
Foundation	Piling(s)

### Additional Information

Date Listed	March 26th, 2025
Days on Market	43
Zoning	R-MHS

**Listing Details**

Listing Office                    COLDWELL BANKER HINTON REAL ESTATE

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