

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

### **Interior**

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

### **Exterior**

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

### **Additional Information**

Date Listed	March 26th, 2025
Days on Market	28
Zoning	R-MHS

## Listing Details

Listing Office            COLDWELL BANKER HINTON REAL ESTATE

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