

# \$79,900 - 31, 612 Main Street Nw, Slave Lake

MLS® #A2268435

**\$79,900**

2 Bedroom, 1.00 Bathroom, 894 sqft

Residential on 0.00 Acres

NONE, Slave Lake, Alberta

The Spacious 2 Bedroom, 4Pc Bath Condo on the top floor in the Silver Birch Apartment is ready for a reno. Large Foyer with Storage Room opens to the Galley Kitchen, Huge Living/Dining Room with a Balcony. Common Area Laundry on Main Floor, exterior has a courtyard for the kids to play, guest parking and Site Manager. Located close to a Convenience Store/ Drug Store, Schools, Hospital, Downtown amenities, Daycare, Senior Lodge, and much more. Great investment property!

Built in 1978

## Essential Information

|                |                  |
|----------------|------------------|
| MLS® #         | A2268435         |
| Price          | \$79,900         |
| Bedrooms       | 2                |
| Bathrooms      | 1.00             |
| Full Baths     | 1                |
| Square Footage | 894              |
| Acres          | 0.00             |
| Year Built     | 1978             |
| Type           | Residential      |
| Sub-Type       | Apartment        |
| Style          | Multi Level Unit |
| Status         | Active           |

## Community Information

Address 31, 612 Main Street Nw



|             |                                     |
|-------------|-------------------------------------|
| Subdivision | NONE                                |
| City        | Slave Lake                          |
| County      | Lesser Slave River No. 124, M.D. of |
| Province    | Alberta                             |
| Postal Code | T0G 2A1                             |

## Amenities

|                |                                                                                                               |
|----------------|---------------------------------------------------------------------------------------------------------------|
| Amenities      | Parking, Snow Removal, Trash, Visitor Parking, Laundry                                                        |
| Utilities      | Cable Available, Electricity Connected, Phone Available, Sewer Connected, Water Connected, Garbage Collection |
| Parking Spaces | 1                                                                                                             |
| Parking        | Asphalt, Off Street, Outside, Parking Lot, Stall, Plug-In                                                     |

## Interior

|                   |                            |
|-------------------|----------------------------|
| Interior Features | Storage, Vinyl Windows     |
| Appliances        | Electric Range, Range Hood |
| Heating           | Baseboard, None            |
| Cooling           | None                       |
| # of Stories      | 3                          |

## Exterior

|                   |                                    |
|-------------------|------------------------------------|
| Exterior Features | Balcony, Courtyard, Lighting       |
| Roof              | Flat, Tar/Gravel                   |
| Construction      | Concrete, Vinyl Siding, Wood Frame |

## Additional Information

|                |                    |
|----------------|--------------------|
| Date Listed    | November 3rd, 2025 |
| Days on Market | 16                 |
| Zoning         | R3                 |

## Listing Details

|                |                                 |
|----------------|---------------------------------|
| Listing Office | ROYAL LEPAGE PROGRESSIVE REALTY |
|----------------|---------------------------------|

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