



630 ANSON DRIVE

Frame Lake, Yellowknife

\$309,900

MLS®:	6694
Bedrooms:	2
Full Baths:	1
Fuel Type:	Propane (\$3000/year)
Maintenance:	\$283/Month LI Fee
Lot Size:	3,512SqFt
Storage:	Shed
Style:	Single Family Detached

Type:	House
Bathrooms:	1
Heating:	Forced Air Furnace
Taxes:	\$1321.55 for 2025
Square Feet:	1,034 SqFt
Parking:	Double Gravel
Year Built:	1975
Construction:	Manufactured



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CENTURY 21
Prospect Realty



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ABOUT THIS PROPERTY

Step into this charming and beautifully updated home, where comfort, style, and peace of mind come together seamlessly. Extensively renovated over recent years, this property offers modern upgrades throughout while maintaining a warm and inviting feel.

Major exterior improvements completed in 2011 include new siding with added 2" Styrofoam insulation and upgraded double-pane windows for improved efficiency and year-round comfort. A thoughtfully completed 2010 addition features a shingled roof and insulated skirting with 2" Styrofoam, adding valuable living space and functionality. Inside, the water lines were updated to PEX in 2022, and the home has also benefited from a propane furnace conversion completed in 2023.

The kitchen received a fresh modern refresh in 2022 with resurfaced countertops, professionally painted cabinets inside and out, updated hardware, new taps, electrical fixtures, and a stylish Silgranite sink. A new hot water tank was installed just before listing, along with a couple of new kitchen appliances added in 2026, making this home truly move-in ready. A new window sealed unit is being installed in the living room in the coming days.

Outside, the fully fenced yard creates a private retreat complete with a fire pit area, custom stone steps, and beautiful stone hedge features that add curb appeal and character. Professionally cleaned and backed by an excellent house inspection, this property is ready for its next owners with immediate possession available.

NOTE: Northlands is subject to a local improvement (LI) charge for new water & sewer services at \$283.37/month for 25 years (starting 2015) @ 3.3% interest.

