



2  
Bedrooms



1  
Bathrooms



639  
Square Feet



N/A  
Lot Size



MLS # 6572  
Listing ID



## 4 35 Stewart Drive

Affordable and convenient living in Hay River! This 2-bedroom, 1-bathroom lower-level condo offers a functional layout in a 6-unit complex.

Though located below grade, all windows are above grade, providing natural light throughout the space. The unit includes an unheated but covered storage space perfect for seasonal gear and a dedicated parking lot for residents.

With condo fees of \$450/month, you'll enjoy peace of mind knowing heat, water, garbage and snow removal, reserve fund contributions, and management fees are all taken care of.

This property is a great option for first-time buyers, those looking to downsize, or as an investment opportunity in the Hay River market.

**Year Built:** 1994

**Style:** Condominium

**Property Tax:** \$1,276 (2024)

**Heating:** Propane

**Condo Fees:** \$450

**Roof:** Asphalt Shingles

**Foundation:** Concrete



**\$99,900**

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