

# \$209,900 - 4823 52 Avenue, Irma

MLS® #A2160971

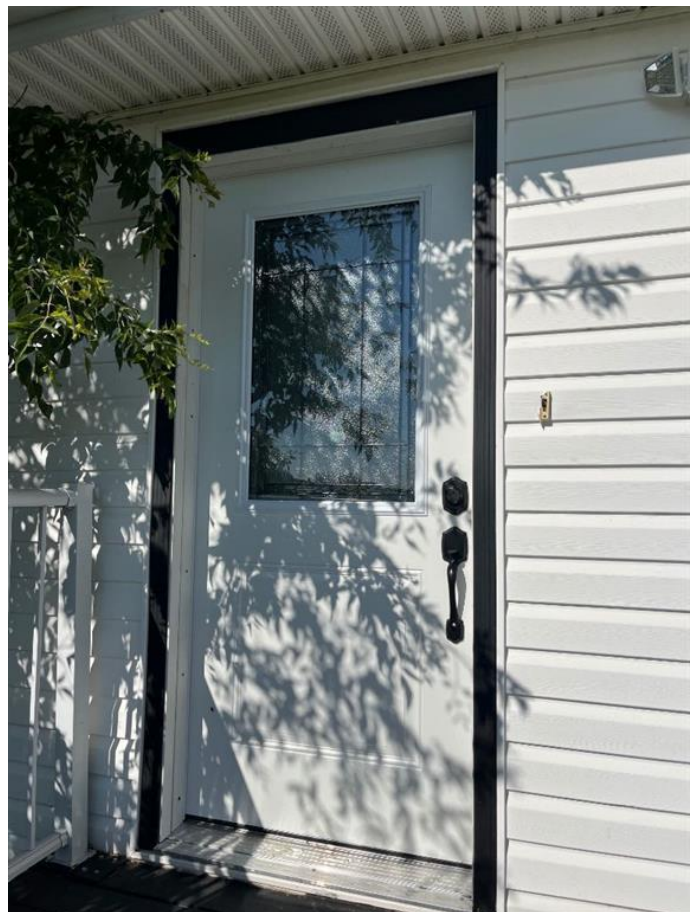
## \$209,900

5 Bedroom, 2.00 Bathroom, 1,325 sqft

Residential on 0.36 Acres

Irma, Irma, Alberta

Charming Bungalow with Endless Potential and Privacy in Irma. Nestled at the end of a quiet dead-end street, this bungalow is a hidden gem offering privacy and a wealth of potential. As you step through the new entry door, you're welcomed by a large, inviting porch that seamlessly flows into the open-concept living and dining area, perfect for family gatherings and entertaining. The spacious kitchen is a chef's delight, featuring a bright skylight that bathes the room in natural light. The main floor also boasts a large primary bedroom with a luxurious 4-piece ensuite, two additional bedrooms, and another 4-piece bathroom. A generously sized back porch, complete with laundry facilities, provides easy access to the brand-new deck, ideal for enjoying outdoor moments. The main floor is enhanced with new vinyl plank flooring, adding a modern touch to this classic home. Descend downstairs through stylish new barn doors to discover a partially finished basement with high ceilings, large windows, and in-floor heating. The basement already has walls and drywall hung, creating a spacious rec room, two additional bedrooms, a utility room, and a roughed-in bathroom. With a new boiler and hot water tank in place. Outside, you'll find a sprawling yard that overlooks the village green space and community garden, offering a picturesque and peaceful setting. Other recent upgrades include new shingles, a washing machine, and a stove. This home is brimming with potential—don't miss out on the



chance to make it your own!

Built in 1998

### **Essential Information**

MLS® #	A2160971
Price	\$209,900
Bedrooms	5
Bathrooms	2.00
Full Baths	2
Square Footage	1,325
Acres	0.36
Year Built	1998
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Active

### **Community Information**

Address	4823 52 Avenue
Subdivision	Irma
City	Irma
County	Wainwright No. 61, M.D. of
Province	Alberta
Postal Code	T0B 2H0

### **Amenities**

Parking Spaces	3
Parking	None

### **Interior**

Interior Features	Laminate Counters, Storage, Vinyl Windows, Skylight(s)
Appliances	Dishwasher, Refrigerator, Stove(s), Washer/Dryer, Electric Range
Heating	In Floor, Forced Air
Cooling	None
Has Basement	Yes
Basement	Full, Partially Finished

### **Exterior**

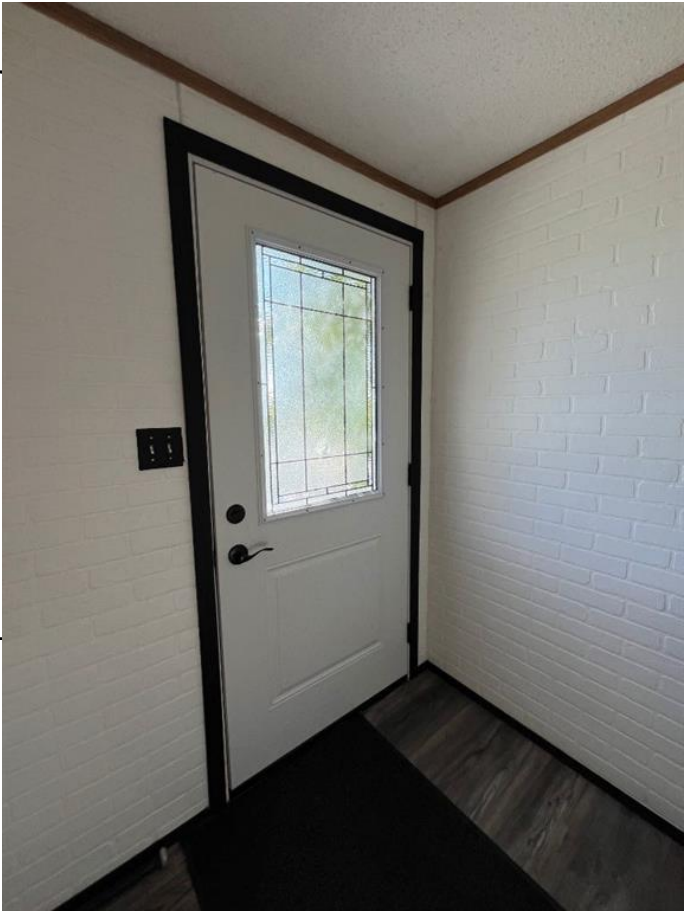
Exterior Features	Private Yard
Lot Description	Many Trees, Backs on to Park
Roof	Asphalt Shingle
Construction	Vinyl Siding
Foundation	ICF Block

**Additional Information**

Date Listed	August 28th, 2024
Days on Market	259
Zoning	R2

**Listing Details**

Listing Office	RE/MAX BAUGHAN REALTY LTD.
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