

# \$174,900 - 5134 56a Avenue, Elk Point

MLS® #A2212827

**\$174,900**

5 Bedroom, 3.00 Bathroom, 1,141 sqft

Residential on 0.34 Acres

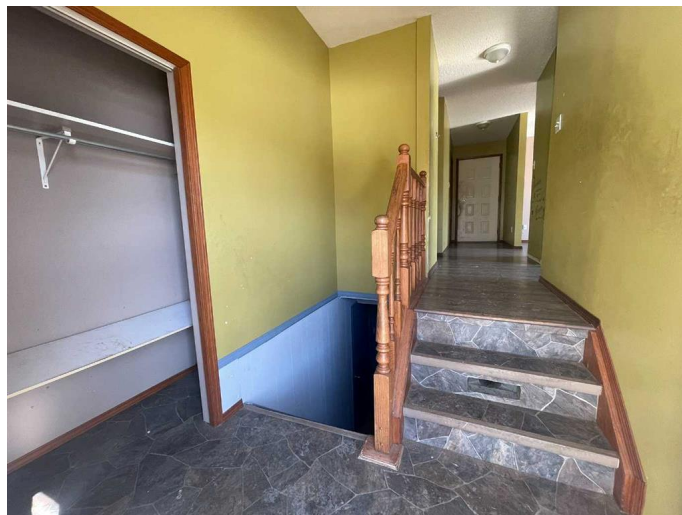
Elk Point, Elk Point, Alberta

Make your move! There is a ton of potential in this five-bedroom, three-bathroom home. You will notice that it has had some updates already and is awaiting your finishing touches to make it your own. Some features to be enjoyed are the private covered deck, oak kitchen, wood burning stove, spacious family spaces and bright natural light into the living and dining areas. This property is .34 of an acre in size and is located at the bulb of a quiet cul-de-sac. Consider the privacy with the feel of a small acreage but with the services and amenities of being in town. You will find plenty of room to store your toys, complete projects or park out of the elements with a single attached (14'x21'x4') and double detached garages (24x 25'x5'). Schedule a private viewing with your Realtor® today and see how this property could work for you! Welcome home!

Built in 1977

## Essential Information

MLS® #	A2212827
Price	\$174,900
Bedrooms	5
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,141
Acres	0.34



Year Built	1977
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Active

### Community Information

Address	5134 56a Avenue
Subdivision	Elk Point
City	Elk Point
County	St. Paul No. 19, County of
Province	Alberta
Postal Code	T0A 1A0

### Amenities

Parking Spaces	6
Parking	Double Garage Detached, Single Garage Attached
# of Garages	3

### Interior

Interior Features	Laminate Counters
Appliances	None
Heating	Floor Furnace, Forced Air, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Basement, Wood Burning Stove
Has Basement	Yes
Basement	Full, Partially Finished

### Exterior

Exterior Features	Private Entrance, Private Yard
Lot Description	Back Lane, Back Yard, City Lot, Front Yard, Irregular Lot, Landscaped, Lawn, Many Trees, No Neighbours Behind, Private
Roof	Asphalt Shingle
Construction	Vinyl Siding, Wood Frame
Foundation	Poured Concrete

### Additional Information

Date Listed	April 17th, 2025
Days on Market	27
Zoning	R1

## **Listing Details**

Listing Office	COLDWELL BANKER - CITY SIDE REALTY
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