

# \$299,900 - 5409 47 Street, Rimbey

MLS® #A2215232

**\$299,900**

6 Bedroom, 3.00 Bathroom, 1,397 sqft  
Residential on 0.19 Acres

NONE, Rimbey, Alberta

Welcome to this beautifully maintained 6-bedroom raised bungalow, perfectly located in the heart of Rimbey. Situated on a large 60' x 140' lot with convenient back lane access, this property offers both charm and incredible potential. Step inside to find hardwood floors that flow seamlessly through the living room and hallways, creating a warm and inviting atmosphere. The bright main floor features newly installed front-facing windows, filling the home with natural light. At the end of the day relax in the evening beside your gas fireplace then unwind having a relaxing jacuzzi bath. You'll appreciate the ease of main floor laundry, as well as the updated appliances, newer hot water tank, and recently upgraded furnace, air conditioning, and roof shingles – all adding extra value and peace of mind.

Families will love the location, just steps from a popular play park, making it easy for kids to enjoy outdoor fun. With plenty of space inside and out, this is the perfect home for a growing family. For savvy investors, the layout and size of the property present an exciting opportunity to build a legal/illegal suite, or maybe you need some extra room for family members.

Located in the welcoming community of Rimbey, you'll enjoy the best of small-town living with excellent schools, modern amenities, and a friendly atmosphere. Don't miss your chance to own this versatile and move-in-ready property!



Built in 1976

### **Essential Information**

MLS® #	A2215232
Price	\$299,900
Bedrooms	6
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,397
Acres	0.19
Year Built	1976
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Active

### **Community Information**

Address	5409 47 Street
Subdivision	NONE
City	Rimbey
County	Ponoka County
Province	Alberta
Postal Code	T0C 2J0

### **Amenities**

Parking Spaces	2
Parking	Off Street

### **Interior**

Interior Features	Ceiling Fan(s)
Appliances	Dishwasher, Refrigerator, Stove(s), Washer/Dryer
Heating	Forced Air, Natural Gas
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1

Fireplaces	Gas, Living Room
Has Basement	Yes
Basement	Full, Partially Finished

## Exterior

Exterior Features	Private Yard
Lot Description	Back Lane, Back Yard
Roof	Asphalt Shingle
Construction	Composite Siding, Wood Frame
Foundation	Poured Concrete

## Additional Information

Date Listed	April 26th, 2025
Days on Market	21
Zoning	R1

## Listing Details

Listing Office	CIR Realty
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