

## \$279,000 - 5420 49a Street, Drayton Valley

MLS® #E4432666

**\$279,000**

5 Bedroom, 2.00 Bathroom, 1,060 sqft  
Single Family on 0.00 Acres

Drayton Valley, Drayton Valley, AB

5 bedroom bungalow + double detached garage with lots of parking! This home is located in a mature neighbourhood and has a spacious backyard. The main level features an open floor plan with the living room, kitchen and dining area open to one another. The kitchen/dining area has tile floors, plenty of cabinets and is west facing, letting in lots of sunlight. The kitchen/dining area also has patio doors allowing for easy access to the deck and backyard! 3 bedrooms a 4-pc bathroom finish off the main floor. Downstairs, you'll find a large family room, 4-pc bathroom, 2 more bedrooms and a laundry/utility room. Outside, there is a concrete pad with side entrance to the home as well as a large fenced yard, double detached garage and ample room for parking. A great family home close to shopping & amenities, don't miss out!

Built in 1970

### Essential Information

MLS® #	E4432666
Price	\$279,000
Bedrooms	5
Bathrooms	2.00
Full Baths	2
Square Footage	1,060
Acres	0.00



Year Built	1970
Type	Single Family
Sub-Type	Detached Single Family
Style	Bungalow
Status	Active

### Community Information

Address	5420 49a Street
Area	Drayton Valley
Subdivision	Drayton Valley
City	Drayton Valley
County	ALBERTA
Province	AB
Postal Code	T7A 1C3

### Amenities

Amenities	Deck, Parking-Extra
Parking	Double Garage Detached, RV Parking

### Interior

Appliances	Dishwasher-Built-In, Dryer, Microwave Hood Fan, Refrigerator, Storage Shed, Stove-Electric, Washer, Window Coverings
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	See Remarks
Stories	2
Has Basement	Yes
Basement	Full, Finished

### Exterior

Exterior	Wood, Stucco, See Remarks
Exterior Features	Back Lane, Fenced, Flat Site, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Stucco, See Remarks
Foundation	Concrete Perimeter

### Additional Information

Date Listed	April 24th, 2025
Days on Market	9

## Zoning

## Zone 90

DATA IS DEEMED RELIABLE BUT IS NOT GUARANTEED ACCURATE BY THE REALTORS® ASSOCIATION OF EDMONTON. COPYRIGHT 2025 BY THE REALTORS® ASSOCIATION OF EDMONTON. ALL RIGHTS RESERVED. Trademarks are owned or controlled by the Canadian Real Estate Association (CREA) and identify real estate professionals who are members of CREA (REALTOR®, REALTORS®) and/or the quality of services they provide (MLS®, Multiple Listing Service®)

Listing information last updated on May 3rd, 2025 at 9:17am MDT