

## **\$299,900 - 5128 49 Avenue, Drayton Valley**

MLS® #E4435926

**\$299,900**

4 Bedroom, 2.00 Bathroom, 960 sqft

Single Family on 0.00 Acres

Drayton Valley, Drayton Valley, AB

Cute and cozy bungalow on a private street with multiple upgrades! This home is on a quiet no through road with green space across the street. Recent upgrades include new shingles on home and garage, new kitchen cupboards and counters, fully renovated 4 piece bath upstairs and a new 3 piece bath downstairs, new eaves troves, redone front deck with new railing, new basement windows to meet egress code and 2 new garage doors! The main level features hardwood and lino flooring in excellent condition, bedrooms and a massive living room. The partially finished basement a sizeable living area, a huge bedroom with 2 doors that can easily be split into 2 bedrooms, and a 3 piece bath and another den/office area. The massive yard is perfect for enjoying the outdoors and is fully fenced with a 22x24 garage. And what a location! Very private and walking distance to restaurants, shopping, and downtown! The front south facing deck faces green space and is perfect for soaking up the sun! Fabuious home, great location!

Built in 1959

### **Essential Information**

MLS® # E4435926

Price \$299,900



Bedrooms	4
Bathrooms	2.00
Full Baths	2
Square Footage	960
Acres	0.00
Year Built	1959
Type	Single Family
Sub-Type	Detached Single Family
Style	Bungalow
Status	Active

### Community Information

Address	5128 49 Avenue
Area	Drayton Valley
Subdivision	Drayton Valley
City	Drayton Valley
County	ALBERTA
Province	AB
Postal Code	T7A 1J7

### Amenities

Amenities	Deck
Parking	Double Garage Detached

### Interior

Appliances	Dishwasher-Built-In, Dryer, Refrigerator, Storage Shed, Stove-Electric, Washer
Heating	Forced Air-1, Natural Gas
Stories	1
Has Basement	Yes
Basement	Full, Partially Finished

### Exterior

Exterior	Wood, Vinyl
Exterior Features	Back Lane, Backs Onto Park/Trees, Fenced, No Through Road, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

**Additional Information**

Date Listed            May 9th, 2025  
Days on Market      64  
Zoning                Zone 90

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