

# \$244,900 - 4724 51st Avenue, High Prairie

MLS® #A2112366

**\$244,900**

2 Bedroom, 2.00 Bathroom, 1,002 sqft

Residential on 0.14 Acres

NONE, High Prairie, Alberta

1000 square foot 2 bedroom - 1.5 Bathroom home with a single detached garage. The basement has plenty of room for more bedrooms and is currently being used as an L shaped living room and a walled off office/bedroom/storage room. A second heating source with a wood stove making the Canadian winters cozier and more economical.

The two piece bathroom is conveniently located in the far east corner near the laundry facilities. A storage haven with built in cabinets making for a large basement pantry. Upstairs the renovations have been ongoing with new kitchen cabinets, paint, windows, doors, flooring and an updated main bathroom. Call, email or text today for your viewing of this ready to move in bungalow.

Built in 1972

## Essential Information

|                |             |
|----------------|-------------|
| MLS® #         | A2112366    |
| Price          | \$244,900   |
| Bedrooms       | 2           |
| Bathrooms      | 2.00        |
| Full Baths     | 1           |
| Half Baths     | 1           |
| Square Footage | 1,002       |
| Acres          | 0.14        |
| Year Built     | 1972        |
| Type           | Residential |



|          |          |
|----------|----------|
| Sub-Type | Detached |
| Style    | Bungalow |
| Status   | Active   |

### Community Information

|             |                  |
|-------------|------------------|
| Address     | 4724 51st Avenue |
| Subdivision | NONE             |
| City        | High Prairie     |
| County      | Big Lakes County |
| Province    | Alberta          |
| Postal Code | T0G 1E0          |

### Amenities

|                |                        |
|----------------|------------------------|
| Parking Spaces | 2                      |
| Parking        | Single Garage Detached |
| # of Garages   | 1                      |

### Interior

|                   |                                                             |
|-------------------|-------------------------------------------------------------|
| Interior Features | See Remarks                                                 |
| Appliances        | Gas Dryer, Refrigerator, Stove(s), Washer, Window Coverings |
| Heating           | Forced Air                                                  |
| Cooling           | None                                                        |
| Fireplace         | Yes                                                         |
| # of Fireplaces   | 1                                                           |
| Fireplaces        | Wood Burning                                                |
| Has Basement      | Yes                                                         |
| Basement          | Full, Partially Finished                                    |

### Exterior

|                   |                     |
|-------------------|---------------------|
| Exterior Features | None                |
| Lot Description   | Back Lane, Lawn     |
| Roof              | Asphalt Shingle     |
| Construction      | Stucco, Wood Siding |
| Foundation        | Poured Concrete     |

### Additional Information

|                |                  |
|----------------|------------------|
| Date Listed    | March 11th, 2024 |
| Days on Market | 406              |
| Zoning         | Residential R2   |

**Listing Details**

Listing Office                      Grassroots Realty Group - High Prairie

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