

\$479,900 - 5808 62 Avenue, Ponoka

MLS® #A2083636

\$479,900

3 Bedroom, 3.00 Bathroom, 1,725 sqft
Residential on 0.13 Acres

Lucas Heights, Ponoka, Alberta

Wow! Like new 2-story home is sure to impress! This one owner property with a modern open floor plan features 3 bedrooms and 3 baths. It was built in 2021, and boasts a host of exceptional features that make it a dream home for families and those who love to entertain. Located right across from a lush green space and park, this property offers the perfect blend of style, functionality, and convenience. Featuring a spacious and open floorplan with 9-foot ceilings and vinyl plank flooring throughout the main floor, the home exudes a contemporary elegance that is both welcoming and timeless. Tasteful finishes grace every corner, providing a cohesive and upscale aesthetic that will surely impress even the most discerning homebuyers. The heart of this home is the well-designed kitchen, which boasts natural light, a walk-in pantry, a spacious island with an eating bar, and new stainless steel appliances. The open concept dining and living area, adorned with custom power blinds with remote and wide panel vertical blinds on the glass sliding doors, allow for seamless transitions from indoor to outdoor living. The glass doors lead to a back deck that overlooks a fully landscaped yard with vinyl fencing, offering a serene and private outdoor oasis. Heading upstairs, you'll find the spacious primary bedroom, complete with custom blackout, remote operated blinds, walk-in closet and a luxurious 4-piece ensuite. Two additional well- sized bedrooms provide ample space for family or guests. There's a



4-piece bathroom for their comfort. An additional expansive living area upstairs, with an exceptional view to the South, offers flexibility for various usages, whether it's a playroom, family room, office, or gym. The convenience of upper-floor laundry adds an extra layer of functionality. The full basement is a blank canvas awaiting your personal touch and customization. For added security and peace of mind, the property is equipped with garage and doorbell security cameras. There is a gas line added to the spacious garage for a heater, if desired. The balance of the Progressive 10 Year New Home Warranty will be transferred to the new buyer on closing. This non-smoking home has been very gently lived in, is turn key, and shows as new. This is the perfect opportunity to make this your forever home—it's truly a rare find in an outstanding neighborhood!

Built in 2021

Essential Information

MLS® #	A2083636
Price	\$479,900
Sold Price	\$465,000
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,725
Acres	0.13
Year Built	2021
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Sold

Community Information

Address	5808 62 Avenue
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Subdivision Lucas Heights
City Ponoka
County Ponoka County
Province Alberta
Postal Code T4J 0C3

Amenities

Parking Spaces 4
Parking Double Garage Attached, Driveway

Interior

Interior Features Breakfast Bar, Kitchen Island
Appliances Dishwasher, Dryer, Garage, Refrigerator, Stove(s), Washer
Heating Forced Air, Natural Gas
Cooling None
Has Basement Yes
Basement Full, Unfinished

Exterior

Exterior Features Private Yard
Lot Description Back Yard, Front Yard, Lawn, Street Lighting
Roof Asphalt Shingle
Construction Concrete, Stone, Vinyl Siding, Wood Frame
Foundation Poured Concrete

Additional Information

Date Listed September 27th, 2023
Date Sold January 5th, 2024
Days on Market 100
Zoning R1-C
HOA Fees 0.00

Listing Details

Listing Office RE/MAX real estate central alberta - Ponoka



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