

# \$279,000 - 4903 57 Street, Athabasca

MLS® #A2086076

## \$279,000

4 Bedroom, 3.00 Bathroom, 1,256 sqft

Residential on 0.26 Acres

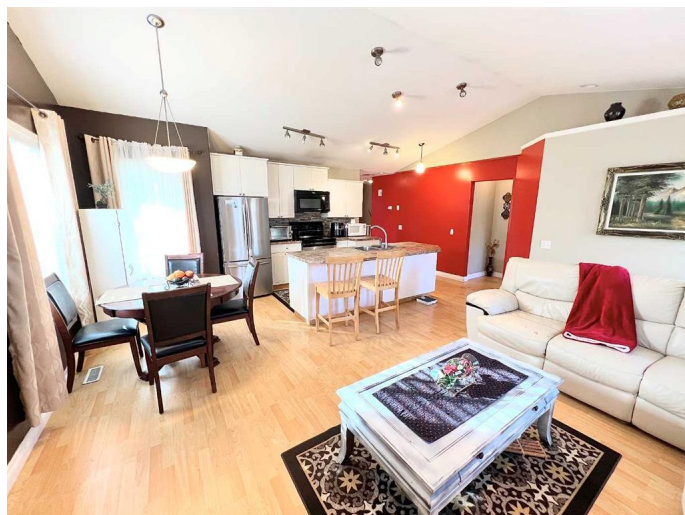
Athabasca Town, Athabasca, Alberta

Enjoy a country setting in town limits. This affordable family home is within walking distance to all amenities. Corner lot borders the Muskeg Creek with trail system, and only a short walk to LTIS Intermediate School. Half duplex built in 2007 with over 2000 sq ft of finished living space, open design with vaulted ceiling. 2 bedrooms and 2 bathrooms on the main level. Primary bedroom has a spacious ensuite with shower and walk-in closet, with a view of the creek. You could leave you window open and let the sound of the water put you to sleep. Finished basement has a family room, 2 more bedrooms, bathroom and large storage room. Plenty of extra storage with additional closets, cubbies and pantry. Be sure to step out on the deck to listen to the creek below. Double attached garage is finished. Yard is fully fenced.

Built in 2007

## Essential Information

MLS® #	A2086076
Price	\$279,000
Sold Price	\$268,000
Bedrooms	4
Bathrooms	3.00
Full Baths	3
Square Footage	1,256
Acres	0.26



Year Built	2007
Type	Residential
Sub-Type	Semi Detached
Style	Modified Bi-Level, Side by Side
Status	Sold

### **Community Information**

Address	4903 57 Street
Subdivision	Athabasca Town
City	Athabasca
County	Athabasca County
Province	Alberta
Postal Code	T9S 1L5

### **Amenities**

Parking Spaces	4
Parking	Concrete Driveway, Double Garage Attached
Is Waterfront	Yes
Waterfront	Creek, Waterfront

### **Interior**

Interior Features	Kitchen Island, Sump Pump(s), Vaulted Ceiling(s)
Appliances	Dishwasher, Refrigerator, Stove(s), Washer/Dryer
Heating	Forced Air, Natural Gas
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas
Has Basement	Yes
Basement	Finished, Partial

### **Exterior**

Exterior Features	Dog Run
Lot Description	Creek/River/Stream/Pond, Dog Run Fenced In, Low Maintenance Landscape, Waterfront
Roof	Asphalt Shingle
Construction	Wood Frame
Foundation	Poured Concrete

### **Additional Information**

Date Listed	October 6th, 2023
Date Sold	May 13th, 2024
Days on Market	220
Zoning	R3
HOA Fees	0.00

**Listing Details**

Listing Office            3% REALTY PROGRESS

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