

\$304,000 - 4433 55 Avenue, Provost

MLS® #A2097178

\$304,000

4 Bedroom, 3.00 Bathroom, 1,358 sqft

Residential on 0.21 Acres

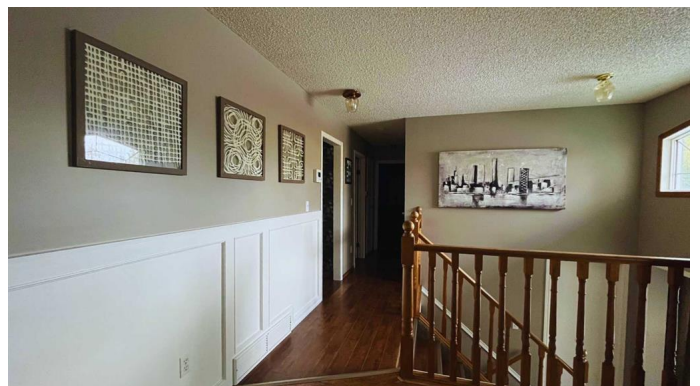
NONE, Provost, Alberta

Welcome to this unique bi-level home located in Provost. Situated on a pie-shaped lot that affords a large backyard complete with mature trees and plenty of privacy - including a very private covered deck area with a hot tub, this property boasts three storage sheds as well as a heated 2 car garage with concrete driveway at the alley. The garage has been converted into a "man-cave" with finished floors, walls, ceiling, lighting and a bar area.

Upon entering the home you will find warm wood railing inviting you either up or downstairs. The living room has beautiful painted wood features and backs onto the kitchen and dining area which hosts a lovely gas fireplace, stools at the peninsula, an office area with plenty of storage and mini "mudroom" area at the back door where you can remove your boots with ease. The main floor also has a freshly renovated 4 piece bathroom, bedroom, and primary bedroom with powder room and separate sleeping quarters.

Downstairs, gorgeous wood details on the walls, posts and bar area draw you in to get comfortable around the wood burning stove. There is a designated exercise area, play area, two additional bedrooms and a conveniently located 3 piece bathroom. The laundry room contains the furnace room, additional storage areas and a sink of its own.

Built in 1979



Essential Information

MLS® #	A2097178
Price	\$304,000
Sold Price	\$280,000
Bedrooms	4
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,358
Acres	0.21
Year Built	1979
Type	Residential
Sub-Type	Detached
Style	Bi-Level
Status	Sold

Community Information

Address	4433 55 Avenue
Subdivision	NONE
City	Provost
County	Provost No. 52, M.D. of
Province	Alberta
Postal Code	T0B 3S0

Amenities

Parking Spaces	4
Parking	Concrete Driveway, Double Garage Detached

Interior

Interior Features	Bar, Ceiling Fan(s), Central Vacuum, Laminate Counters, Natural Woodwork
Appliances	Dishwasher, Dryer, Electric Range, Freezer, Microwave Hood Fan, Refrigerator, Washer, Window Coverings
Heating	Forced Air, Natural Gas
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	2
Fireplaces	Basement, Gas, Kitchen, Mantle, Raised Hearth, Wood Burning Stove
Has Basement	Yes

Basement Finished, Full

Exterior

Exterior Features Private Yard, Storage
Lot Description Front Yard, Lawn, Landscaped, Many Trees, Pie Shaped Lot
Roof Metal
Construction Vinyl Siding
Foundation Poured Concrete

Additional Information

Date Listed December 6th, 2023
Date Sold May 7th, 2024
Days on Market 151
Zoning R1
HOA Fees 0.00

Listing Details

Listing Office COLDWELLBANKER HOMETOWN REALTY

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