

\$329,900 - 5624 49 Avenue, Lacombe

MLS® #A2102899

\$329,900

4 Bedroom, 2.00 Bathroom, 972 sqft

Residential on 0.20 Acres

Downtown Lacombe, Lacombe, Alberta

Welcome to 5624 49 Avenue, a character home nestled on one of the most picturesque streets in Lacombe. The tree canopy that gracefully covers the street sets the perfect scene for this charming property. As you approach, the updated exterior invites you into a bright and airy home that seamlessly blends modern updates with the timeless charm that defines this house as a true home.

Upon entering, your gaze is immediately drawn to the beautifully refinished original hardwood floors that add warmth and character to the spacious living and dining areas. Natural light pours in through the large front windows, creating a welcoming and inviting atmosphere. The kitchen is a delightful mix of functionality and style, featuring new flooring, updated cabinets, and a window overlooking the expansive fully fenced backyard.

Venturing down the hall, you'll discover a fully remodeled bathroom and two thoughtfully designed bedrooms, each offering a cozy retreat. The basement unfolds to reveal a generous family room, providing additional living space for relaxation and entertainment. Another renovated bathroom and two more bedrooms with ample storage for seasonal items complete the lower level, ensuring that this home meets all your practical needs. Step outside, and you'll be captivated by the sheer size of the backyard – a canvas waiting for your creative touch. Whether you dream of lush green lawns, vibrant flower



beds, or even envision an additional garage, the possibilities are endless. The property already boasts a storage shed and beautifully landscaped yard with existing garden beds, adding to the charm and allure of the outdoor space.

If you've been searching for a home that effortlessly combines character, modern amenities, and the potential to create your dream backyard oasis, 5624 49 Avenue is the perfect address for you!

Built in 1964

Essential Information

MLS® #	A2102899
Price	\$329,900
Sold Price	\$332,400
Bedrooms	4
Bathrooms	2.00
Full Baths	2
Square Footage	972
Acres	0.20
Year Built	1964
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Sold

Community Information

Address	5624 49 Avenue
Subdivision	Downtown Lacombe
City	Lacombe
County	Lacombe
Province	Alberta
Postal Code	T4L 1M8

Amenities

Parking Spaces	3
Parking	Driveway, Single Garage Attached

Interior

Interior Features	Laminate Counters, Storage, Vinyl Windows
Appliances	Dishwasher, Refrigerator, Stove(s), Washer/Dryer
Heating	Forced Air, Natural Gas
Cooling	None
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	Garden, Private Yard, Storage
Lot Description	Back Lane, Back Yard, City Lot, Few Trees, Front Yard, Lawn, Landscaped, Private
Roof	Shingle
Construction	Concrete, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	January 22nd, 2024
Date Sold	January 25th, 2024
Days on Market	3
Zoning	R1B
HOA Fees	0.00

Listing Details

Listing Office	eXp Realty
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