

\$340,000 - 4804 55 Street, Athabasca

MLS® #A2103327

\$340,000

6 Bedroom, 2.00 Bathroom, 1,974 sqft
Residential on 0.32 Acres

Athabasca Town, Athabasca, Alberta

Great investment property. Situated on 2 lots in a great location beside the secondary school. Tenants have ample parking and yard space. Each unit has 3 bedrooms, a 4 piece bathroom and a full unfinished basement. Interiors of this duplex have been renovated over the past few years. Includes flooring, paint, new bathrooms, updated electrical devices, interior doors & trim and even the kitchen sinks! Exterior has new asphalt singles in 2020, new front windows in 2022 and regrading of back yard in 2022. Listed below appraised value!

Built in 1966

Essential Information

MLS® #	A2103327
Price	\$340,000
Sold Price	\$340,000
Bedrooms	6
Bathrooms	2.00
Full Baths	2
Square Footage	1,974
Acres	0.32
Year Built	1966
Type	Residential
Sub-Type	Semi Detached
Style	Bungalow, Side by Side
Status	Sold



Community Information

Address	4804 55 Street
Subdivision	Athabasca Town
City	Athabasca
County	Athabasca County
Province	Alberta
Postal Code	T9S 1P2

Amenities

Parking Spaces	8
Parking	Gravel Driveway, Off Street

Interior

Interior Features	Storage
Appliances	Dryer, Refrigerator, Stove(s), Washer
Heating	Forced Air, Natural Gas
Cooling	None
Has Basement	Yes
Basement	Full, Unfinished

Exterior

Exterior Features	None
Lot Description	Back Lane, Corner Lot
Roof	Asphalt Shingle
Construction	Stucco, Vinyl Siding, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	January 23rd, 2024
Date Sold	January 27th, 2024
Days on Market	2
Zoning	R6
HOA Fees	0.00

Listing Details

Listing Office	ROYAL LEPAGE COUNTY REALTY
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