

\$479,900 - 4667 63 Avenue, Taber

MLS® #A2125072

\$479,900

5 Bedroom, 3.00 Bathroom, 1,638 sqft

Residential on 0.14 Acres

NONE, Taber, Alberta

Welcome to 4667 63rd ave! This exquisite home is located just on the edge of town in a family orientated neighbourhood at the end of a cul-de-sac with a park across the road, great for the kids to burn the energy at! Step inside the foyer, large enough for the whole family at once and make your way upstairs to the expansive main floor level where the living, dining and kitchen all seamlessly blend together making the perfect place for family traditions to grow. Easily prepare family meals in the kitchen that hosts a corner pantry and large kitchen island with built in stove (prepped for gas or electric) and epoxy countertops. Two additional bedrooms (one currently used as office with built in desk and storage), a full 4pc bathroom and a convenient main floor laundry complete this floors functionality. Venture upstairs to the serene primary retreat where you'll find a 5pc en suite with corner soaker tub to wash the days stress away. The dual sinks make sharing easy and the large walk in closet is sure to impress. Downstairs, the lower level presents a vast family room, perfect for movie and games night with the family. Two generously sized bedrooms with amply walk in closets ensure everyone has their space, while another 4pc bathroom adds convenience. Beyond the interiors, the exterior delights with a fully fenced yard, complete with concrete pad for basketball games or extra parking, a cozy fire pit area for evening gatherings and a deck with privacy wall perfect for outdoor dining or quiet



moments of reflection. Embrace the essence of family living in this inviting home, where every detail is crafted for comfort and connection.

Built in 2007

Essential Information

MLS® #	A2125072
Price	\$479,900
Sold Price	\$465,000
Bedrooms	5
Bathrooms	3.00
Full Baths	3
Square Footage	1,638
Acres	0.14
Year Built	2007
Type	Residential
Sub-Type	Detached
Style	1 and Half Storey
Status	Sold

Community Information

Address	4667 63 Avenue
Subdivision	NONE
City	Taber
County	Taber, M.D. of
Province	Alberta
Postal Code	T1G 0B3

Amenities

Parking Spaces	4
Parking	Double Garage Attached, Off Street

Interior

Interior Features	Central Vacuum, Double Vanity, Kitchen Island, No Smoking Home, Open Floorplan, Pantry, Soaking Tub, Sump Pump(s), Vaulted Ceiling(s), Vinyl Windows, Walk-In Closet(s)
Appliances	See Remarks

Heating	Forced Air, Natural Gas
Cooling	Central Air
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	Fire Pit, Garden, Private Yard
Lot Description	Cul-De-Sac, Landscaped, Underground Sprinklers, Rectangular Lot
Roof	Asphalt Shingle
Construction	Stone, Vinyl Siding
Foundation	Poured Concrete

Additional Information

Date Listed	April 22nd, 2024
Date Sold	May 16th, 2024
Days on Market	23
Zoning	LR-1
HOA Fees	0.00

Listing Details

Listing Office	RE/MAX REAL ESTATE - LETHBRIDGE (TABER)
----------------	---

Data is supplied by Pillar 9â„¢ MLSÂ® System. Pillar 9â„¢ is the owner of the copyright in its MLSÂ® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLSÂ®, Multiple Listing ServiceÂ® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.