

\$175,000 - 5041 56 Avenue, Rimbey

MLS® #A2153273

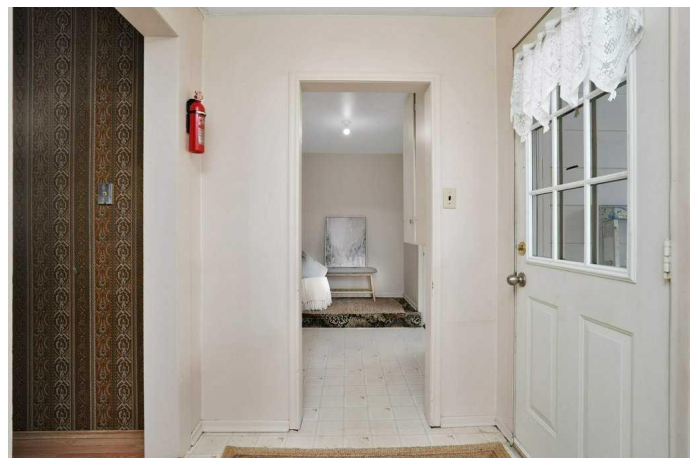
\$175,000

1 Bedroom, 1.00 Bathroom, 935 sqft

Residential on 0.15 Acres

NONE, Rimbey, Alberta

Nestled in a serene neighborhood, this cozy 1-bedroom + Den home offers the perfect blend of affordability and charm. The property sits on a spacious lot adorned with mature trees, providing ample shade and a picturesque setting. The home features a well-thought-out floor plan that flows seamlessly. The focal point of the living area is a retro fireplace, now hosting an electric standalone fireplace, adding a touch of nostalgia and warmth. Updates include: a furnace, hot water tank, toilet and shower surround, and new garage doors, ensuring efficiency and peace of mind for the new owner. A convenient laundry area and plenty of built-in storage, maximizing space and convenience. Enjoy the benefits of a large lot with plenty of outdoor space. The property boasts a full Saskatoon tree, offering an abundance of berries throughout the summer. The double-sized detached garage is a significant asset. One side of the garage has been converted into a workshop, ideal for DIY projects or extra storage. Relax in the enclosed sunroom, perfect for enjoying the outdoors while being sheltered from the elements. This home is an excellent choice for first-time buyers looking to step into homeownership without breaking the bank. The combination of affordability and essential updates makes it move-in ready. Or for those considering investment properties, this home presents a fantastic rental opportunity. The desirable features and prime location make it



an attractive option for potential tenants. Why pay rent when you can own this charming and affordable 1-bedroom home? With its spacious lot, mature trees, versatile garage, and thoughtful updates, this property offers incredible value. Whether you're a first-time buyer or an investor, this home provides a unique blend of comfort and potential. Don't miss the opportunity to make this delightful property your own.

Built in 1955

Essential Information

MLS® #	A2153273
Price	\$175,000
Sold Price	\$165,000
Bedrooms	1
Bathrooms	1.00
Full Baths	1
Square Footage	935
Acres	0.15
Year Built	1955
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Sold

Community Information

Address	5041 56 Avenue
Subdivision	NONE
City	Rimbey
County	Ponoka County
Province	Alberta
Postal Code	T0c 2J0

Amenities

Parking Spaces	4
Parking	Double Garage Detached

Interior

Interior Features	Built-in Features
Appliances	Range, Refrigerator, Washer/Dryer
Heating	Forced Air
Cooling	None
Fireplaces	None
Has Basement	Yes
Basement	Full, Unfinished

Exterior

Exterior Features	Private Entrance
Lot Description	Back Lane, Fruit Trees/Shrub(s), Front Yard, Landscaped
Roof	Metal
Construction	Aluminum Siding
Foundation	Combination, Poured Concrete, Wood

Additional Information

Date Listed	July 26th, 2024
Date Sold	August 13th, 2024
Days on Market	16
Zoning	R2
HOA Fees	0.00

Listing Details

Listing Office	CIR Realty
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