

# \$180,900 - 4823 55 Avenue, Viking

MLS® #A2156996

**\$180,900**

4 Bedroom, 2.00 Bathroom, 988 sqft

Residential on 0.18 Acres

Viking, Viking, Alberta

Ideally located near the golf course and sports complex in Viking, this clean and functional bungalow boasts space and potential! Upon entering the home, you are greeted with a bright white kitchen, open to the dining area for easy entertaining. The living room is very well sized, with enough space for that big sectional and flat screen tv for game and movie watching!! With 988 sq ft, there are 2 good sized bedrooms on the main floor as well as 2 in the basement! ideal with any growing family. A designated laundry room and 4 piece bathroom complete the main floor. In the basement, another huge family room is well suited for a teenage hangout or family gathering. A generous storage room and 3 piece bathroom complete the basement. Outside- the covered patio awaits for storm watching and summer sunsets! The yard is fully fenced, and offers extra storage in the shed. A heated, double detached garage is the ideal winter space for keeping the snow and cold away from vehicles- and there is room to tinker for the hobbyist.

Built in 1972

## Essential Information

|            |           |
|------------|-----------|
| MLS® #     | A2156996  |
| Price      | \$180,900 |
| Sold Price | \$169,500 |
| Bedrooms   | 4         |



|                |             |
|----------------|-------------|
| Bathrooms      | 2.00        |
| Full Baths     | 2           |
| Square Footage | 988         |
| Acres          | 0.18        |
| Year Built     | 1972        |
| Type           | Residential |
| Sub-Type       | Detached    |
| Style          | Bungalow    |
| Status         | Sold        |

### Community Information

|             |                |
|-------------|----------------|
| Address     | 4823 55 Avenue |
| Subdivision | Viking         |
| City        | Viking         |
| County      | Beaver County  |
| Province    | Alberta        |
| Postal Code | T0B 4N0        |

### Amenities

|                |                                                  |
|----------------|--------------------------------------------------|
| Parking Spaces | 2                                                |
| Parking        | Double Garage Detached, Heated Garage, Insulated |

### Interior

|                   |                   |
|-------------------|-------------------|
| Interior Features | Laminate Counters |
| Appliances        | See Remarks       |
| Heating           | Forced Air        |
| Cooling           | None              |
| Has Basement      | Yes               |
| Basement          | Finished, Full    |

### Exterior

|                   |                                      |
|-------------------|--------------------------------------|
| Exterior Features | Storage                              |
| Lot Description   | Back Lane, Irregular Lot, Landscaped |
| Roof              | Asphalt Shingle                      |
| Construction      | Wood Frame                           |
| Foundation        | Poured Concrete                      |

### Additional Information

|             |                   |
|-------------|-------------------|
| Date Listed | August 12th, 2024 |
|-------------|-------------------|

|                |                   |
|----------------|-------------------|
| Date Sold      | August 30th, 2024 |
| Days on Market | 17                |
| Zoning         | R1                |
| HOA Fees       | 0.00              |

**Listing Details**

Listing Office            RE/MAX Real Estate (Edmonton) Ltd.

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.