

\$375,000 - 5302 45 Avenue, Athabasca

MLS® #A2162265

\$375,000

5 Bedroom, 3.00 Bathroom, 1,383 sqft
Residential on 0.59 Acres

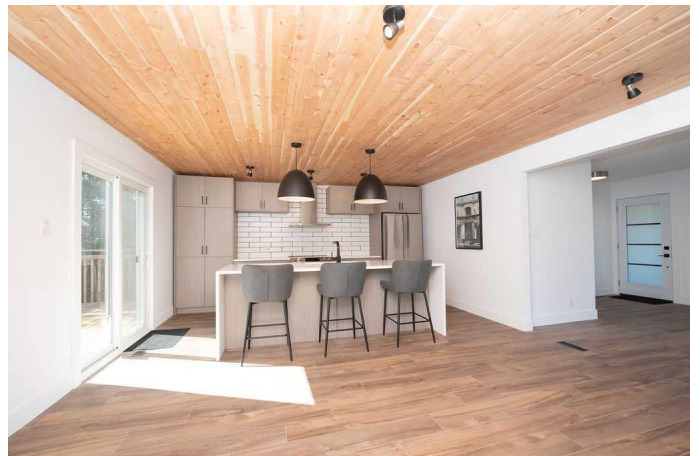
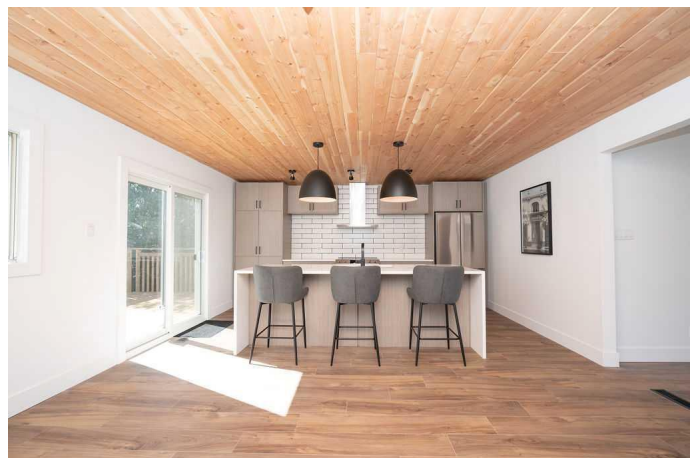
Athabasca Town, Athabasca, Alberta

Move right in to this renovated bungalow in a quiet neighborhood. This now open concept home has a cook's dream kitchen complete with stainless steel appliances and granite countertop. 3 bedrooms and 2 bathrooms on the main floor. Vinyl flooring throughout, except the main bathroom which has beautiful ceramic tile. The full basement has a massive utility room, 2 large bedrooms, one with a walk in closet and a 3 piece bathroom. With the light colors and large windows on the west side, it really does not have the basement feel. Double car garage with garage door opener, paved driveway and a private yard make this listing one to see! There is also new shingles, new hot water tank and furnace. With a quick possession offered, you can be settled in your new home before the snow falls.

Built in 1975

Essential Information

MLS® #	A2162265
Price	\$375,000
Sold Price	\$375,000
Bedrooms	5
Bathrooms	3.00
Full Baths	3
Square Footage	1,383
Acres	0.59
Year Built	1975



Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Sold

Community Information

Address	5302 45 Avenue
Subdivision	Athabasca Town
City	Athabasca
County	Athabasca County
Province	Alberta
Postal Code	T9S 1K2

Amenities

Utilities	Electricity Connected, Natural Gas Connected, Sewer Connected, Water Connected
Parking Spaces	6
Parking	Asphalt, Double Garage Detached, Driveway, Garage Door Opener

Interior

Interior Features	Kitchen Island, Storage, Walk-In Closet(s)
Appliances	Dishwasher, Dryer, Microwave, Range Hood, Refrigerator, Washer
Heating	Forced Air, Natural Gas
Cooling	None
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	Private Yard
Lot Description	Back Yard, Lawn
Roof	Asphalt Shingle
Construction	Mixed, Stucco
Foundation	Poured Concrete

Additional Information

Date Listed	September 3rd, 2024
Date Sold	October 1st, 2024
Days on Market	28
Zoning	R3

HOA Fees 0.00

Listing Details

Listing Office ROYAL LEPAGE COUNTY REALTY

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