

\$399,900 - 5532 55 Avenue, Lacombe

MLS® #A2180474

\$399,900

5 Bedroom, 2.00 Bathroom, 1,156 sqft
Residential on 0.26 Acres

Downtown Lacombe, Lacombe, Alberta

Welcome to this 5 bedroom, 2 bathroom fully finished BUNGALOW sitting on a 1/4 Acre lot, complete with RV PARKING and an OVERSIZED 30' x 28' GARAGE! This home has been meticulously cared for and updated throughout the years. Head inside to NEW VINYL PLANK FLOORS, FRESH PAINT, UPDATED TRIM, UPDATED ELECTRICAL and NEWER WINDOWS (2018) providing a comfortable and bright living space! The kitchen is easy to work in, with SLEEK APPLIANCES, classic countertops, and KITCHEN CRAFT cabinetry including a pantry cupboard for more storage. Just off the kitchen is a large dining area with room for a coffee bar and/or more cabinets. The main floor features the primary bedroom and two additional bedrooms that would be perfect for a nursery, office, or walk in closet/dressing space! The four piece bath is just down the hall and provides a ton of storage! Right before you head down to the basement there is an additional side entry/deck space. Located downstairs is a large family room with thoughtful storage nooks under the stairs. Another two good sized bedrooms are located on this level, as well as a surprising amount of space and storage as you continue around the corner into the laundry area. Outside is a dream for yard lovers! First off you have a massive deck for BBQing and entertaining right off the entrance of the home, a garden plot, designated firepit area, a brand NEW FENCE on the west side, and all the space



you need for yard games, maybe a pool, rink, whatever you can think up. The detached OVERSIZED GARAGE with high ceilings is an added bonus, along with the RV parking. You are steps away from the SCHOOLS, ARENA, CRANNA LAKE, and Downtown Lacombe making this a great neighborhood to live if walkable amenities are on your wish list!

Built in 1956

Essential Information

MLS® #	A2180474
Price	\$399,900
Sold Price	\$402,000
Bedrooms	5
Bathrooms	2.00
Full Baths	2
Square Footage	1,156
Acres	0.26
Year Built	1956
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Sold

Community Information

Address	5532 55 Avenue
Subdivision	Downtown Lacombe
City	Lacombe
County	Lacombe
Province	Alberta
Postal Code	T4L 1L9

Amenities

Parking Spaces	9
Parking	Additional Parking, Alley Access, Concrete Driveway, Double Garage Detached, Garage Door Opener, Off Street, Oversized, RV Access/Parking

Interior

Interior Features	Laminate Counters, No Smoking Home, Storage, Vinyl Windows
Appliances	Dishwasher
Heating	Forced Air
Cooling	None
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	Fire Pit, Garden, Storage
Lot Description	Back Lane, Back Yard, Low Maintenance Landscape, Interior Lot, No Neighbours Behind
Roof	Asphalt Shingle
Construction	Concrete, Vinyl Siding
Foundation	Other

Additional Information

Date Listed	November 21st, 2024
Date Sold	December 6th, 2024
Days on Market	15
Zoning	R1
HOA Fees	0.00

Listing Details

Listing Office	CIR Realty
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