

# \$239,000 - 4913 51 Avenue, Stavelly

MLS® #A2183140

**\$239,000**

3 Bedroom, 2.00 Bathroom, 1,113 sqft

Residential on 0.15 Acres

NONE, Stavelly, Alberta

Affordable Retirement or Family Home in Stavelly

This well-maintained 3-bedroom, 2-bathroom home offers an excellent opportunity for both families and retirees. The main level features 2 bedrooms, a bright kitchen and living area, a 4-piece bathroom, and a convenient laundry room. The property also boasts a large porch area and a dedicated office space, perfect for work or relaxation.

The full basement includes a spacious bedroom, a cold room, extra storage, a massive recreation and TV area, and a 3-piece bath.

Enjoy outdoor living with an east-facing deck, ideal for morning sun, and a fenced yard perfect for children or pets. Alley access adds convenience for parking, and the detached garage is heated, insulated, drywalled, and features a concrete floor for both functionality and comfort.

The home has been updated with most windows replaced on the upper level, and both the house and garage roofs were replaced approximately 3 years ago.

Stavelly is a growing, affordable community of about 544 residents, offering a high quality of life at a fraction of the cost of larger cities. Located midway between Lethbridge and



Calgary on Highway 2, Stavely is surrounded by scenic ranching and farming land, with recreational opportunities such as camping, fishing, and hiking. Known for its strong community spirit, Stavely is a welcoming place where newcomers can quickly feel at home.

Built in 1972

**Essential Information**

|                |             |
|----------------|-------------|
| MLS® #         | A2183140    |
| Price          | \$239,000   |
| Sold Price     | \$239,000   |
| Bedrooms       | 3           |
| Bathrooms      | 2.00        |
| Full Baths     | 2           |
| Square Footage | 1,113       |
| Acres          | 0.15        |
| Year Built     | 1972        |
| Type           | Residential |
| Sub-Type       | Detached    |
| Style          | Bungalow    |
| Status         | Sold        |

**Community Information**

|             |                              |
|-------------|------------------------------|
| Address     | 4913 51 Avenue               |
| Subdivision | NONE                         |
| City        | Stavely                      |
| County      | Willow Creek No. 26, M.D. of |
| Province    | Alberta                      |
| Postal Code | T0L 1Z0                      |

**Amenities**

|                |                                                         |
|----------------|---------------------------------------------------------|
| Parking Spaces | 4                                                       |
| Parking        | Additional Parking, See Remarks, Single Garage Detached |

**Interior**

|                   |             |
|-------------------|-------------|
| Interior Features | See Remarks |
| Appliances        | None        |

|              |                |
|--------------|----------------|
| Heating      | Forced Air     |
| Cooling      | Other          |
| Has Basement | Yes            |
| Basement     | Full, Finished |

**Exterior**

|                   |                      |
|-------------------|----------------------|
| Exterior Features | Other                |
| Lot Description   | Few Trees            |
| Roof              | Asphalt Shingle      |
| Construction      | Vinyl Siding, Stucco |
| Foundation        | Poured Concrete      |

**Additional Information**

|                |                     |
|----------------|---------------------|
| Date Listed    | December 18th, 2024 |
| Date Sold      | January 2nd, 2025   |
| Days on Market | 15                  |
| Zoning         | R1                  |
| HOA Fees       | 0.00                |

**Listing Details**

|                |                                              |
|----------------|----------------------------------------------|
| Listing Office | RE/MAX REAL ESTATE - LETHBRIDGE (CLARESHOLM) |
|----------------|----------------------------------------------|

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