

\$279,900 - 4725 48 Avenue, Lacombe

MLS® #A2189117

\$279,900

4 Bedroom, 2.00 Bathroom, 644 sqft

Residential on 0.14 Acres

Downtown Lacombe, Lacombe, Alberta

COZY LACOMBE BUNGLAOW WITH BIG GARAGE! This charming property offers opportunity for various lifestyles whether you want to settle in, rent it out, or re-develop down the road. A beautifully updated bungalow sitting on a 6000 square foot lot and a move in ready home. Step inside to a cozy living room which flows effortlessly into the dining/kitchen area. The kitchen boasts a new fridge, gas stove, lots of counter space and a window above the sink. Two bedrooms and a two piece bathroom complete that main floor. Downstairs the basement provides two more bedrooms, four piece bathroom and laundry area. Outside you'll love the south west facing rear yard which offers a large deck and is fully fenced and has low maintenance artificial turf. The double garage is 25'3 deep x 23'5 wide and is roughed in for gas for a heater. If parking is what you're looking for there is no shortage of that here. The driveway was paved in 2024 and there is an additional parking pad at the rear of the property with a large RV gate. An excellent opportunity that you don't want to miss.

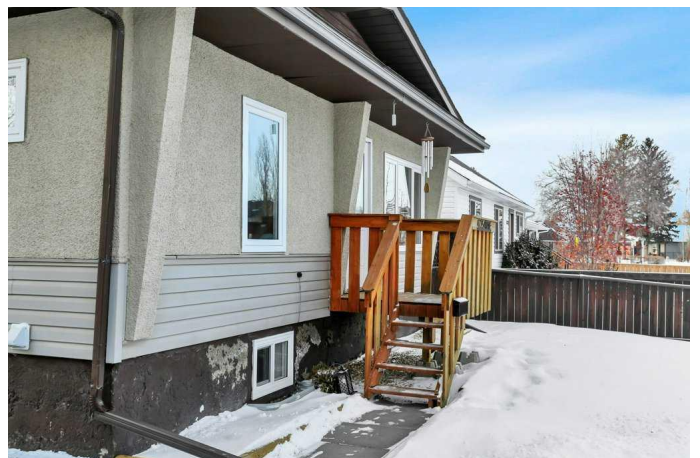
Built in 1955

Essential Information

MLS® # A2189117

Price \$279,900

Sold Price \$279,000



Bedrooms	4
Bathrooms	2.00
Full Baths	1
Half Baths	1
Square Footage	644
Acres	0.14
Year Built	1955
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Sold

Community Information

Address	4725 48 Avenue
Subdivision	Downtown Lacombe
City	Lacombe
County	Lacombe
Province	Alberta
Postal Code	T4L 1N2

Amenities

Parking Spaces	8
Parking	Double Garage Detached, RV Access/Parking, RV Gated

Interior

Interior Features	Laminate Counters, Vinyl Windows
Appliances	Dishwasher, Range Hood, Refrigerator, Washer/Dryer, Gas Stove
Heating	Forced Air, Natural Gas
Cooling	None
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	None
Lot Description	Back Lane, Back Yard, Landscaped, Low Maintenance Landscape
Roof	Asphalt Shingle
Construction	Stucco, Vinyl Siding
Foundation	Poured Concrete

Additional Information

Date Listed	January 21st, 2025
Date Sold	February 4th, 2025
Days on Market	14
Zoning	R5
HOA Fees	0.00

Listing Details

Listing Office	Royal LePage Network Realty Corp.
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