

\$375,000 - 4801 50 Avenue, Bentley

MLS® #A2193348

\$375,000

4 Bedroom, 2.00 Bathroom, 1,269 sqft

Residential on 0.32 Acres

NONE, Bentley, Alberta

Welcome to this 4 bedroom, 2 bathroom home in the serene and well-located town of Bentley! The moment you step through the brand-new front door, you're greeted by a spacious, light-filled living room, perfect for family gatherings or quiet evenings at home. The efficiently designed kitchen offers ample space for culinary creations, while the adjacent dining area features a large china cabinet, ideal for showcasing your treasured collections. The main floor boasts three comfortable bedrooms and a well-appointed bath, ensuring ample space and convenience for your family and enjoying the ease of main floor laundry, a true time-saver. As you explore the basement, you'll find a cozy den and a fully updated bathroom, along with a warm and inviting wood stove, perfect for those chilly winter nights. An additional lower bedroom provides flexible space for guests or a home office. Step out onto your covered back deck and take in the beauty of your fully fenced, expansive yard. The meticulously maintained garden, vibrant flower beds, and thriving Saskatoon bushes create a picturesque outdoor oasis. Whether you're hosting summer barbecues around the firepit area or tending to your greenhouse, this backyard is your personal retreat. There are 2 sheds for addition storage. This charming family home also includes an RV parking pad, perfectly situated beside your oversized double detached garage with newer garage doors. Recent updates include new front and back



doors, some new windows, and some updated light fixtures throughout, this property is ready and waiting for you to start your next chapter. Just moments away from local amenities of Bentley, including schools and local shops. Welcome home!

Built in 1971

Essential Information

MLS® #	A2193348
Price	\$375,000
Sold Price	\$352,000
Bedrooms	4
Bathrooms	2.00
Full Baths	2
Square Footage	1,269
Acres	0.32
Year Built	1971
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Sold

Community Information

Address	4801 50 Avenue
Subdivision	NONE
City	Bentley
County	Lacombe County
Province	Alberta
Postal Code	T0C 0J0

Amenities

Parking Spaces	4
Parking	Additional Parking, Double Garage Detached, Driveway, RV Access/Parking

Interior

Interior Features	Storage
-------------------	---------

Appliances	Dishwasher, Garage Control(s), Refrigerator, Washer/Dryer, Window Coverings, Electric Stove
Heating	Forced Air, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Wood Burning Stove
Has Basement	Yes
Basement	Full, Partially Finished

Exterior

Exterior Features	Fire Pit, Garden, Private Yard, Storage
Lot Description	Corner Lot, Landscaped, Back Lane, Back Yard, Garden, Private
Roof	Asphalt Shingle
Construction	Vinyl Siding
Foundation	Poured Concrete

Additional Information

Date Listed	February 9th, 2025
Date Sold	March 5th, 2025
Days on Market	24
Zoning	R1
HOA Fees	0.00

Listing Details

Listing Office	RE/MAX real estate central alberta
----------------	------------------------------------

Data is supplied by Pillar 9â„¢ MLS® System. Pillar 9â„¢ is the owner of the copyright in its MLS® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLS®, Multiple Listing Service® 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.