

**4904 53 Avenue
Whitecourt, Alberta**

MLS # A2199554



\$235,000

Division:	NONE		
Type:	Residential/House		
Style:	Bungalow		
Size:	1,086 sq.ft.	Age:	1956 (69 yrs old)
Beds:	3	Baths:	1 full / 2 half
Garage:	Double Garage Detached		
Lot Size:	0.66 Acre		
Lot Feat:	Back Yard, Brush, Lawn, Many Trees		

Heating:	Baseboard	Water:	-
Floors:	Carpet, Hardwood, Linoleum, Tile	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full, Partially Finished	LLD:	-
Exterior:	Vinyl Siding	Zoning:	R-1C
Foundation:	Poured Concrete	Utilities:	-
Features:	Ceiling Fan(s), Laminate Counters		

Inclusions: Shed

Charming home on a unique 571 ft long lot. This 3 bedroom 2.5 bathroom home sits on an impressively long lot. The main floor features a large living area with tons of natural light, cozy eat in kitchen with 3 bedrooms and 1.5 bathrooms. Downstairs you'll find a laundry room with a 1 piece bathroom, large living area and an additional den. In the large backyard you'll find a 20X30 double garage and 12x10 shed. With its one of a kind lot and plenty of potential, this home is a great option for first time home owners or someone looking for an investment property.