

## \$425,000 - 4826 52 Avenue, Elk Point

MLS® #E4352838

**\$425,000**

3 Bedroom, 2.50 Bathroom, 1,760 sqft

Single Family on 0.00 Acres

Elk Point, Elk Point, AB

You can't imagine what this home has to offer. Start with the convenient, efficient, dream kitchen. 3 pantries, abundant cupboard space, pull out drawers, dumbwaiter to cold room, wine rack, gas stovetop with electric oven, a (chefs stove), 4.8' x 8' island that also seats 4 people and much more. As you enter through the leaded glass doors into the foyer, you will notice how open the living room/dining area is featuring birch floors. The main bedroom is unique in design with and oversized ensuite, including a jetted tub. even main floor laundry. The basement features 2 bedrooms, lg rec room with kitchen, in floor heat plus more. The backyard is a gardeners dream, with raised gardens, green house within floor heat and heated plant bench, plant waterers, etc. Added bonus is the triple car garage, ICF construction, with in floor and overhead heat. This structure is ICF as well.

Built in 2012

### Essential Information

MLS® #	E4352838
Price	\$425,000
Bedrooms	3
Bathrooms	2.50
Full Baths	2
Half Baths	1



Square Footage	1,760
Acres	0.00
Year Built	2012
Type	Single Family
Sub-Type	Detached Single Family
Style	Bi-Level
Status	Active

### Community Information

Address	4826 52 Avenue
Area	Elk Point
Subdivision	Elk Point
City	Elk Point
County	ALBERTA
Province	AB
Postal Code	T0A 1A0

### Amenities

Amenities	Off Street Parking, On Street Parking, Greenhouse, Hot Water Instant
Parking	Triple Garage Detached

### Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Garage Opener, Oven-Microwave, Refrigerator, Stove-Gas, Vacuum Systems, Washer, Window Coverings
Heating	In Floor Heat System, Natural Gas
Stories	2
Has Basement	Yes
Basement	Full, Finished

### Exterior

Exterior	ICFs (Insulated Concrete Forms), Hardie Board Siding
Exterior Features	Back Lane, Landscaped, Vegetable Garden
Roof	Asphalt Shingles
Construction	ICFs (Insulated Concrete Forms), Hardie Board Siding
Foundation	Insulated Concrete Form

### School Information

Elementary	Elk Point Elementary
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Middle	FG Miller Jr/Sr High
High	FG Miller Jr/Sr High

### **Additional Information**

Date Listed	August 2nd, 2023
Days on Market	752
Zoning	Zone 60

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