

## \$169,000 - 5012 51 Avenue, Cold Lake

MLS® #E4392581

**\$169,000**

3 Bedroom, 1.00 Bathroom, 1,686 sqft  
Single Family on 0.00 Acres

Cold Lake South, Cold Lake, AB

Big square footage on a huge corner lot (89x130). This bungalow has over 1600sqft with lots of old charm. You will find an area which previously housed a home hair salon with separate entrance, perfect to operate a home business from. There are 3 good sized bedrooms and 4pc bathroom with laundry.. A Large kitchen with loads of cabinetry and eat in dinning. Sizeable breezeway/mudroom that leads you to an attached single garage. The yard has beautiful mature trees for added privacy. Within walking distance to all amenities. Great budget-friendly renovation opportunity for homebuyers or investors! Shingles 2017

Built in 1939

### Essential Information

MLS® #	E4392581
Price	\$169,000
Bedrooms	3
Bathrooms	1.00
Full Baths	1
Square Footage	1,686
Acres	0.00
Year Built	1939
Type	Single Family
Sub-Type	Detached Single Family



Style	Bungalow
Status	Active

### Community Information

Address	5012 51 Avenue
Area	Cold Lake
Subdivision	Cold Lake South
City	Cold Lake
County	ALBERTA
Province	AB
Postal Code	T9M 1X2

### Amenities

Amenities	Off Street Parking, Crawl Space, Patio, See Remarks
Parking	Insulated, Single Garage Attached

### Interior

Appliances	Dishwasher-Portable, Dryer, Hood Fan, Oven-Built-In, Refrigerator, Stove-Countertop Electric, Washer, Window Coverings
Heating	Forced Air-1, Natural Gas
Stories	1
Has Basement	Yes
Basement	See Remarks, No Basement

### Exterior

Exterior	Wood, Vinyl
Exterior Features	Corner Lot, Flat Site, Fruit Trees/Shrubs, Landscaped, Level Land, Public Transportation, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Block

### Additional Information

Date Listed	June 13th, 2024
Days on Market	430
Zoning	Zone 60

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