

## \$256,000 - 5310 52 Avenue, Elk Point

MLS® #E4400378

**\$256,000**

4 Bedroom, 2.00 Bathroom, 1,105 sqft  
Single Family on 0.00 Acres

Elk Point, Elk Point, AB

Here is a home that has so many things to offer. This bi level home features oak hardwood flooring throughout the main floor. The kitchen has new countertops, new cabinets with pullout shelves and drawers. The living room features a brick faced wood fireplace for those cold winter nights. All interior doors and closet doors have been updated. . There is a large bedroom downstairs, a bathroom with a jetted tub and a sauna and a theatre room like no other that features two level seating. Outside we have a double detached garage, a very private covered deck, front lawn sprinkler system and still plenty of room to park your camper and boat. Appliances not included.

Built in 1974

### Essential Information

MLS® #	E4400378
Price	\$256,000
Bedrooms	4
Bathrooms	2.00
Full Baths	2
Square Footage	1,105
Acres	0.00
Year Built	1974
Type	Single Family



Sub-Type	Detached Single Family
Style	Bi-Level
Status	Active

### Community Information

Address	5310 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, Deck, Hot Water Natural Gas, Sprinkler Sys-Underground
Parking	Double Garage Detached, Front Drive Access

### Interior

Appliances	Window Coverings
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Brick Facing
Stories	2
Has Basement	Yes
Basement	Full, Partially Finished

### Exterior

Exterior	Wood, Composition
Exterior Features	Back Lane, Schools, Partially Fenced
Roof	Asphalt Shingles
Construction	Wood, Composition
Foundation	Concrete Perimeter

### School Information

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

### Additional Information

Date Listed August 2nd, 2024

Days on Market 368

Zoning Zone 60

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