

\$499,900 - 23222 Twp Rd 560, Gibbons

MLS® #E4440373

\$499,900

3 Bedroom, 1.00 Bathroom, 1,116 sqft
Single Family on 5.66 Acres

Gibbons, Gibbons, AB

Acreage In Town! OVER 5 ACRES LESS THAN 1KM OF GRAVEL in the town Gibbons. Access to Schools and just 15 MIN TO EDMONTON. Acreage is FULLY LANDSCAPED with about ¼ trees and forest, mostly open with ROOM TO BUILD A SHOP AND OR SECONDARY SUITE, plus a small POND WITH WINDMILL for picnics, attracting wildlife and irrigation. EASY ACCESS WITH Only 1 step to enter this bungalow. Rear entry with lots of ROOM FOR ALL YOUR GEAR plus Washer and Dryer. Updated MAPLE KITCHEN with Stainless steel appliances, lots of storage, plus a BUILT IN DESK next to the Cozy Dinette. Spacious living room is FILLED WITH NATURAL LIGHT and great for relaxing. SOUTH FACING DECK through the front door. 3 Bedrooms with CUSTOMIZED STORAGE and closets. UPDATED BATHROOM is bright plus extra deep tub. STAMPED PATIO in the back leads towards the GARDEN AND NUMEROUS OUT BUILDINGS for storage. 1500G cistern and Septic system with discharge. GREAT OPPORTUNITY to buy some land with your home. Flexible Possession.

Built in 1971

Essential Information

MLS® # E4440373



| | |
|----------------|------------------------|
| Price | \$499,900 |
| Bedrooms | 3 |
| Bathrooms | 1.00 |
| Full Baths | 1 |
| Square Footage | 1,116 |
| Acres | 5.66 |
| Year Built | 1971 |
| Type | Single Family |
| Sub-Type | Detached Single Family |
| Style | Bungalow |
| Status | Active |

Community Information

| | |
|-------------|------------------|
| Address | 23222 Twp Rd 560 |
| Area | Gibbons |
| Subdivision | Gibbons |
| City | Gibbons |
| County | ALBERTA |
| Province | AB |
| Postal Code | T0A 1N0 |

Amenities

| | |
|-----------|------------------------------------|
| Amenities | See Remarks |
| Parking | RV Parking, Single Garage Detached |

Interior

| | |
|--------------|--|
| Appliances | Dryer, Refrigerator, Storage Shed, Stove-Gas, Washer, Window Coverings |
| Heating | Forced Air-1, Natural Gas |
| Stories | 1 |
| Has Basement | Yes |
| Basement | None, No Basement |

Exterior

| | |
|-------------------|--|
| Exterior | Wood, Vinyl |
| Exterior Features | Backs Onto Park/Trees, Flat Site, Fruit Trees/Shrubs, Landscaped, No Through Road, Picnic Area, Schools, Treed Lot, Vegetable Garden |
| Roof | Asphalt Shingles |
| Construction | Wood, Vinyl |

Foundation Concrete Perimeter

Additional Information

Date Listed June 4th, 2025

Days on Market 86

Zoning Zone 62

DATA IS DEEMED RELIABLE BUT IS NOT GUARANTEED ACCURATE BY THE REALTORS® ASSOCIATION OF EDMONTON. COPYRIGHT 2025 BY THE REALTORS® ASSOCIATION OF EDMONTON. ALL RIGHTS RESERVED.Trademarks are owned or controlled by the Canadian Real Estate Association (CREA) and identify real estate professionals who are members of CREA (REALTOR®, REALTORS®) and/or the quality of services they provide (MLS®, Multiple Listing Service®)

Listing information last updated on August 29th, 2025 at 3:03pm MDT