

## \$169,500 - 4716 50 Avenue, Two Hills

MLS® #E4445141

**\$169,500**

4 Bedroom, 4.00 Bathroom, 615 sqft

Single Family on 0.00 Acres

Two Hills, Two Hills, AB

Value Priced Four Plex with 4 - 1 Bedroom Suites, on A huge 18,816 Sq. Ft. Lot in the Friendly Community of Two Hills. Each Suite Has it's Own Living Room, Kitchen/Dining Room, Bedroom, 4 Piece Bathroom and Laundry. In 2021 New Shingles were installed. Other Upgrades Include Electrical, Some Laminate Flooring, Paint, Mid Efficiency Furnaces and a Storage Shed. Many Possibilities for This Property! Must View Property!

Built in 1963

### Essential Information

MLS® #	E4445141
Price	\$169,500
Bedrooms	4
Bathrooms	4.00
Full Baths	4
Square Footage	615
Acres	0.00
Year Built	1963
Type	Single Family
Sub-Type	4PLEX
Style	Bi-Level
Status	Active

### Community Information



Address	4716 50 Avenue
Area	Two Hills
Subdivision	Two Hills
City	Two Hills
County	ALBERTA
Province	AB
Postal Code	T0B 4K0

### **Amenities**

Amenities	Off Street Parking, On Street Parking, Hot Water Natural Gas
Parking	RV Parking, Stall

### **Interior**

Appliances	Dryer, Hood Fan, Refrigerator, Storage Shed, Stove-Electric, Washer
Heating	Forced Air-2, Natural Gas
Stories	2
Has Basement	Yes
Basement	Full, Finished

### **Exterior**

Exterior	Wood, Stucco
Exterior Features	Back Lane, Corner Lot, Golf Nearby, Low Maintenance Landscape, Playground Nearby, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Stucco
Foundation	Concrete Perimeter

### **School Information**

Elementary	Two Hills
Middle	Two Hills
High	Two Hills

### **Additional Information**

Date Listed	June 28th, 2025
Days on Market	19
Zoning	Zone 60

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