

\$194,900 - 4930 44 Avenue, St. Paul Town

MLS® #E4455016

\$194,900

2 Bedroom, 1.00 Bathroom, 960 sqft
Single Family on 0.00 Acres

St. Paul Town, St. Paul Town, AB

UPDATED BUNGALOW WITH POTENTIAL!
From the moment you arrive, this home makes a great impression. The open-concept kitchen and living area is ideal for entertaining or keeping an eye on the kids, while the neutral finishes let you easily add your personal style. Features 2 bedrooms, a bright 4 pc bath and main floor laundry. The basement is framed and ready for your vision, offering the chance to create additional living space. Outside, enjoy a spacious yard and a large double garage - perfect for vehicles, storage, or projects. Whether you’re a first-time buyer or a seasoned investor, this property is a smart choice with endless possibilities.

Built in 1972

Essential Information

MLS® #	E4455016
Price	\$194,900
Bedrooms	2
Bathrooms	1.00
Full Baths	1
Square Footage	960
Acres	0.00
Year Built	1972
Type	Single Family
Sub-Type	Detached Single Family



Style	Bungalow
Status	Active

Community Information

Address	4930 44 Avenue
Area	St. Paul Town
Subdivision	St. Paul Town
City	St. Paul Town
County	ALBERTA
Province	AB
Postal Code	T0A 3A4

Amenities

Amenities	Detectors Smoke, Hot Water Natural Gas
Parking	Double Garage Detached

Interior

Appliances	Dryer, Garage Control, Garage Opener, Refrigerator, Stove-Electric, Washer, Window Coverings
Heating	Forced Air-1, Natural Gas
Stories	1
Has Basement	Yes
Basement	Full, Partially Finished

Exterior

Exterior	Concrete, Stucco, Wood
Exterior Features	Landscaped
Roof	Asphalt Shingles
Construction	Concrete, Stucco, Wood
Foundation	Concrete Perimeter

School Information

Elementary	St. Paul Elementary
Middle	Racette
High	St. Paul Regional

Additional Information

Date Listed	August 28th, 2025
Days on Market	25
Zoning	Zone 60

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