

# \$129,000 - 4961 49 Street, Sedgewick

MLS® #A2189120

**\$129,000**

2 Bedroom, 2.00 Bathroom, 1,175 sqft

Residential on 0.17 Acres

Sedgewick, Sedgewick, Alberta

Step into the charm and cleanliness of this 1936 bungalow, ideally located centrally in the Town of Sedgewick. This home offers two cozy bedrooms and a versatile office space that could easily be converted back to a 3rd bedroom. A stackable laundry has been added inside the closet for convenience of main floor laundry. You'll love the expansive family room, perfect for gatherings and entertainment. The bright, well-appointed kitchen invites culinary creativity with its ample natural light and functional layout.

The attached carport provides shelter for your vehicle while the garden space offers a serene retreat for relaxation and outdoor activities.

The most unique thing about this home is that the owner has lived there for approximately 70 years!! Don't miss out on this unique opportunity to own a piece of history with all the modern amenities you desire.

Built in 1936

## Essential Information

MLS® #	A2189120
Price	\$129,000
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	1,175
Acres	0.17
Year Built	1936



Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Active

### Community Information

Address	4961 49 Street
Subdivision	Sedgewick
City	Sedgewick
County	Flagstaff County
Province	Alberta
Postal Code	T0B 4C0

### Amenities

Parking Spaces	4
Parking	Attached Carport, RV Access/Parking

### Interior

Interior Features	No Animal Home, No Smoking Home, Laminate Counters
Appliances	Dishwasher, Electric Stove, Microwave, Refrigerator, Washer/Dryer Stacked, Garburator
Heating	Forced Air
Cooling	Central Air
Has Basement	Yes
Basement	Partial, Partially Finished

### Exterior

Exterior Features	Garden, Storage
Lot Description	Back Lane, Back Yard, Front Yard, Landscaped, Garden
Roof	Metal
Construction	Concrete
Foundation	Poured Concrete

### Additional Information

Date Listed	February 3rd, 2025
Days on Market	111
Zoning	R1

### Listing Details

Listing Office	CIR Realty
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