

# \$650,000 - 402 5 Avenue E, Oyen

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MLS® #A2217252

**\$650,000**

6 Bedroom, 4.00 Bathroom, 2,226 sqft

Residential on 0.44 Acres

NONE, Oyen, Alberta

Located on a corner lot in Oyen, AB is this spacious and well-designed detached raised bungalow, built in 2015 by Big Country Construction, offering 2,226 sq ft of main floor living space, 7 bedrooms, and 4 bathrooms. Set on a beautifully landscaped lot, this home features an oversized attached triple garage with in-floor heating, ample storage, and upgraded electrical, including a 210V RV plug and generator with automatic transfer switch that powers the entire residence.

Inside, the open-concept layout is flooded with natural light thanks to large south-facing windows and lighting throughout. The kitchen features wood cabinetry, a built-in illuminated china cabinet, an island with electrical, pull-out drawers, and built-in garbage and recycling units. The primary bedroom features a walk-in closet and a luxurious 5-piece ensuite, complete with a walk-in shower with seating, soaker tub, raised toilet, and dual sinks. Additional interior highlights include main floor laundry with cabinetry and a 1½ bath, on-demand hot water with recirculating system, forced air and in-floor heating (garage and basement), central A/C, and no tele-posts—thanks to reinforced metal beam construction.

The fully finished basement offers expansive living space with storage and utility areas. Flooring throughout the home includes carpet and vinyl, with laminate countertops in the kitchen and bathrooms.

Exterior features include a metal roof, vinyl



siding, and a wood foundation. The fully fenced backyard is an outdoor retreat, with RV gates, a 10x20 walk-out deck, hot tub, fish pond, raised garden beds, fruit trees, flower beds, and patio seating area. The property is also plumbed for underground sprinklers and includes a wide front entry step, paving stone walkways, and three gated access points. This home offers exceptional build quality, modern systems, and outdoor space tailored for both functionality and relaxationâ€”perfect for families seeking long-term comfort and value.

Property has a tax rebate of \$795.44 reducing the 2024 tax levy to \$8147.81. Contact your local Realtor for more information and to book a showing. Showings will require 48 hour notice with a pre-approval.

Built in 2015

**Essential Information**

MLS® #	A2217252
Price	\$650,000
Bedrooms	6
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	2,226
Acres	0.44
Year Built	2015
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Active

**Community Information**

Address	402 5 Avenue E
Subdivision	NONE

City	Oyen
County	Special Area 3
Province	Alberta
Postal Code	T0J2J0

### **Amenities**

Utilities	Cable Internet Access, Electricity Connected, Natural Gas Connected, Fiber Optics Available, Garbage Collection, High Speed Internet Available, Phone Available, Satellite Internet Available, Sewer Connected, Water Connected
Parking Spaces	6
Parking	Additional Parking, Alley Access, Concrete Driveway, Garage Door Opener, Garage Faces Side, Heated Garage, Insulated, Off Street, On Street, Plug-In, RV Access/Parking, Side By Side, Triple Garage Attached
# of Garages	3

### **Interior**

Interior Features	Built-in Features, Ceiling Fan(s), Central Vacuum, Closet Organizers, High Ceilings, Kitchen Island, Laminate Counters, No Smoking Home, Open Floorplan, Pantry, Separate Entrance, Storage, Tankless Hot Water, Track Lighting, Vinyl Windows, Walk-In Closet(s)
Appliances	Dishwasher, Dryer, Microwave Hood Fan, Refrigerator, Stove(s), Washer
Heating	Boiler, Combination, High Efficiency, In Floor, Forced Air, Natural Gas
Cooling	Central Air
Has Basement	Yes
Basement	Finished, Full

### **Exterior**

Exterior Features	Courtyard, Lighting, Private Yard, Rain Gutters, RV Hookup
Lot Description	Back Lane, Back Yard, Corner Lot, Few Trees, Front Yard, Fruit Trees/Shrub(s), Landscaped, Lawn, Level, Low Maintenance Landscape, Pie Shaped Lot, Street Lighting
Roof	Metal
Construction	Vinyl Siding, Wood Frame
Foundation	Wood

### **Additional Information**

Date Listed	May 2nd, 2025
Days on Market	49

Zoning R-1

## Listing Details

Listing Office Big Sky Real Estate Ltd.

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