

\$73,000 - 4810 49 Avenue, Rochester

MLS® #A2239533

\$73,000

1 Bedroom, 1.00 Bathroom, 702 sqft

Residential on 0.29 Acres

NONE, Rochester, Alberta

Affordable, peaceful living at Rochester, great for a starter home, retreat or retirement. Large lot (.29 acre) gives you ample space to have a garden, build a garage or just enjoy. Beautiful mature trees for shade, lawn and if needed a clothes line. The combination kitchen and living room layout creates a big open area. Just a half hour to Athabasca or a little over an hour to St. Albert.

Built in 1946

Essential Information

| | |
|----------------|-------------|
| MLS® # | A2239533 |
| Price | \$73,000 |
| Bedrooms | 1 |
| Bathrooms | 1.00 |
| Full Baths | 1 |
| Square Footage | 702 |
| Acres | 0.29 |
| Year Built | 1946 |
| Type | Residential |
| Sub-Type | Detached |
| Style | Bungalow |
| Status | Active |

Community Information

| | |
|-------------|----------------|
| Address | 4810 49 Avenue |
| Subdivision | NONE |
| City | Rochester |



| | |
|-------------|------------------|
| County | Athabasca County |
| Province | Alberta |
| Postal Code | T0G1Z0 |

Amenities

| | |
|----------------|------------|
| Parking Spaces | 2 |
| Parking | Off Street |

Interior

| | |
|-------------------|--|
| Interior Features | Open Floorplan |
| Appliances | Electric Stove, Refrigerator, Washer/Dryer |
| Heating | Forced Air |
| Cooling | None |
| Has Basement | Yes |
| Basement | Full, Unfinished |

Exterior

| | |
|-------------------|--|
| Exterior Features | Other |
| Lot Description | Back Yard, Corner Lot, Few Trees, Front Yard, Landscaped, Lawn |
| Roof | Asphalt, Metal |
| Construction | Mixed |
| Foundation | Other |

Additional Information

| | |
|----------------|-----------------|
| Date Listed | July 15th, 2025 |
| Days on Market | 5 |
| Zoning | RH |

Listing Details

| | |
|----------------|--------------------|
| Listing Office | RE/MAX REAL ESTATE |
|----------------|--------------------|

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