

# \$132,900 - 5134 56a Avenue, Elk Point

MLS® #A2257556

**\$132,900**

5 Bedroom, 3.00 Bathroom, 1,141 sqft

Residential on 0.34 Acres

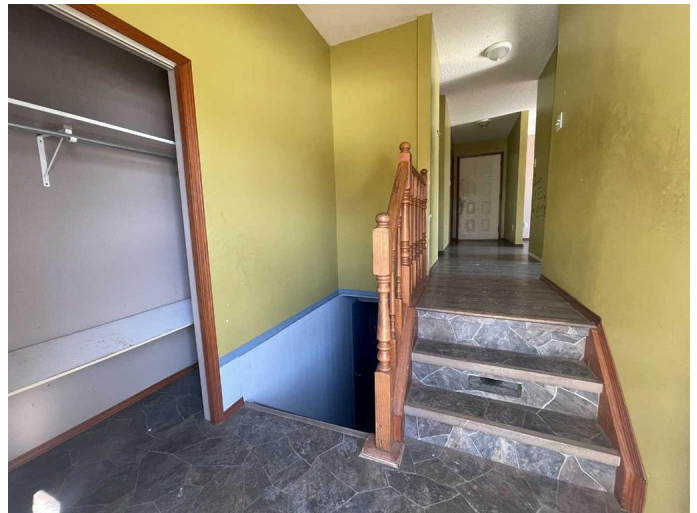
Elk Point, Elk Point, Alberta

Make your move! There is a ton of potential in this five-bedroom, three-bathroom home. You will notice that it has had some updates already and is awaiting your finishing touches to make it your own. Some features to be enjoyed are the private covered deck, oak kitchen, wood burning stove, spacious family spaces and bright natural light into the living and dining areas. This property is .34 of an acre in size and is located at the bulb of a quiet cul-de-sac. Consider the privacy with the feel of a small acreage but with the services and amenities of being in town. You will find plenty of room to store your toys, complete projects or park out of the elements with a single attached (14'x21'4") and double detached garages (24x 25'5"). Schedule a private viewing with your Realtor® today and see how this property could work for you! Welcome home!

Built in 1977

## Essential Information

|                |           |
|----------------|-----------|
| MLS® #         | A2257556  |
| Price          | \$132,900 |
| Bedrooms       | 5         |
| Bathrooms      | 3.00      |
| Full Baths     | 2         |
| Half Baths     | 1         |
| Square Footage | 1,141     |
| Acres          | 0.34      |



|            |             |
|------------|-------------|
| Year Built | 1977        |
| Type       | Residential |
| Sub-Type   | Detached    |
| Style      | Bungalow    |
| Status     | Active      |

### Community Information

|             |                            |
|-------------|----------------------------|
| Address     | 5134 56a Avenue            |
| Subdivision | Elk Point                  |
| City        | Elk Point                  |
| County      | St. Paul No. 19, County of |
| Province    | Alberta                    |
| Postal Code | T0A 1A0                    |

### Amenities

|                |                                                |
|----------------|------------------------------------------------|
| Parking Spaces | 6                                              |
| Parking        | Double Garage Detached, Single Garage Attached |
| # of Garages   | 3                                              |

### Interior

|                   |                                        |
|-------------------|----------------------------------------|
| Interior Features | Laminate Counters                      |
| Appliances        | None                                   |
| Heating           | Forced Air, Natural Gas, Floor Furnace |
| Cooling           | None                                   |
| Fireplace         | Yes                                    |
| # of Fireplaces   | 1                                      |
| Fireplaces        | Basement, Wood Burning Stove           |
| Has Basement      | Yes                                    |
| Basement          | Full, Partially Finished               |

### Exterior

|                   |                                                                                                                        |
|-------------------|------------------------------------------------------------------------------------------------------------------------|
| Exterior Features | Private Entrance, Private Yard                                                                                         |
| Lot Description   | Back Lane, Back Yard, City Lot, Front Yard, Irregular Lot, Landscaped, Lawn, Many Trees, No Neighbours Behind, Private |
| Roof              | Asphalt Shingle                                                                                                        |
| Construction      | Vinyl Siding, Wood Frame                                                                                               |
| Foundation        | Poured Concrete                                                                                                        |

### Additional Information

|             |                      |
|-------------|----------------------|
| Date Listed | September 16th, 2025 |
| Zoning      | R1                   |

## **Listing Details**

|                |                                    |
|----------------|------------------------------------|
| Listing Office | COLDWELL BANKER - CITY SIDE REALTY |
|----------------|------------------------------------|

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