

# \$120,000 - 5018 49 Avenue, Berwyn

MLS® #A2184380

**\$120,000**

3 Bedroom, 1.00 Bathroom, 936 sqft

Residential on 0.25 Acres

N/A, Berwyn, Alberta

Great starter home in the village of Berwyn AB that is just waiting for its new owner! This is a 3 bedroom home with a large 4 piece bathroom on the main floor. One of the bedrooms is located in the lower level along with a large recreation room, office and laundry area. There have been a number of upgrades including shingles, high efficiency furnace, newer hot water tank and PVC windows just to name a few. This is a remarkable value at this price and with a few updates you should be able to realize equity in the short term. The large lot offers a very private back yard with many mature trees, a large covered deck and an equally large carport shelter it will keep most of the weather off your vehicle and will minimal work it can be enclosed. Opportunity knocks only so often and this is a golden opportunity!! Call today!! The sign is up!!

Built in 1963

## Essential Information

MLS® #	A2184380
Price	\$120,000
Bedrooms	3
Bathrooms	1.00
Full Baths	1
Square Footage	936
Acres	0.25
Year Built	1963



Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Active

### **Community Information**

Address	5018 49 Avenue
Subdivision	N/A
City	Berwyn
County	Peace No. 135, M.D. of
Province	Alberta
Postal Code	T0H0E0

### **Amenities**

Parking Spaces	2
Parking	Driveway, Covered, Carport, Parking Pad

### **Interior**

Interior Features	Open Floorplan
Appliances	Dryer, Refrigerator, Washer, Window Coverings, Range
Heating	Forced Air, Natural Gas, High Efficiency
Cooling	None
Has Basement	Yes
Basement	Full, Partially Finished

### **Exterior**

Exterior Features	Private Yard, Storage, Fire Pit
Lot Description	Back Yard, Front Yard, Lawn, Many Trees, Private, Interior Lot
Roof	Asphalt Shingle
Construction	Wood Frame, Concrete
Foundation	Poured Concrete

### **Additional Information**

Date Listed	December 23rd, 2024
Days on Market	118
Zoning	R

### **Listing Details**

Listing Office	Century 21 Town and Country Realty
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