

# \$239,000 - 5003 47 Avenue, Forestburg

MLS® #A2204494

## \$239,000

4 Bedroom, 2.00 Bathroom, 1,209 sqft

Residential on 0.16 Acres

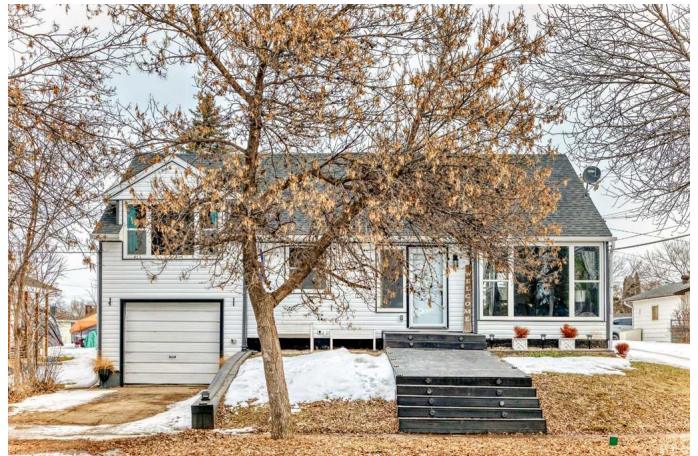
Forestburg, Forestburg, Alberta

Check out this family home with lots of great updates over the past couple of years! 4 Bedrooms and 2 Bathrooms with a newly fenced yard in a quiet neighborhood. Updates include: New windows on main and upper floors, new siding, new front & back deck, front & back doors and a water softener and R/O System. The kitchen has new counter tops and kitchen sink. The upstairs bathroom has a new vanity and tub surround. There is new flooring throughout the main/upper with new light fixtures. The basement was renovated to add in a bedroom with french doors, a family room, and a 3pc bathroom. There is an attached single car garage for parking or storage, a shed in the backyard and on-street parking.

Built in 1956

## Essential Information

MLS® #	A2204494
Price	\$239,000
Bedrooms	4
Bathrooms	2.00
Full Baths	2
Square Footage	1,209
Acres	0.16
Year Built	1956
Type	Residential
Sub-Type	Detached



Style	1 and Half Storey
Status	Active

### Community Information

Address	5003 47 Avenue
Subdivision	Forestburg
City	Forestburg
County	Flagstaff County
Province	Alberta
Postal Code	T0B 1N0

### Amenities

Parking Spaces	3
Parking	Single Garage Attached
# of Garages	1

### Interior

Interior Features	Ceiling Fan(s), Vinyl Windows
Appliances	Refrigerator, Stove(s), Washer/Dryer
Heating	Forced Air
Cooling	None
Has Basement	Yes
Basement	Partial, Partially Finished

### Exterior

Exterior Features	Storage
Lot Description	Back Lane, Back Yard, Front Yard, Landscaped, Lawn
Roof	Asphalt Shingle
Construction	Vinyl Siding, Wood Frame
Foundation	Poured Concrete

### Additional Information

Date Listed	March 21st, 2025
Days on Market	31
Zoning	R1

### Listing Details

Listing Office	RE/MAX Cascade Realty
----------------	-----------------------

Data is supplied by Pillar 9â„¢ MLS® System. Pillar 9â„¢ is the owner of the copyright in its MLS® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLS®, Multiple Listing Service® and

the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.