

# **\$75,000 - 5007 48 Street, Hardisty**

MLS® #A2216230

**\$75,000**

2 Bedroom, 1.00 Bathroom, 861 sqft

Residential on 0.14 Acres

Hardisty, Hardisty, Alberta

**CUTE AS A BUTTON AND MOVE IN READY.**

Starting out? Retiring? Or looking for an investment or a economical place to call home.... this may be the home for you. Home is currently occupied by an excellent tenant. This lovely home is fully wheel chair accessible! The updated (2012) eat in kitchen has a nice amount of cupboard space with a nice window to allow for lots of natural light. A gas stove for the family chef. Two nice size bedrooms with lots of closet space in each room. There is also a small den perfect for a quiet place to read, office or place for the kids to play. The large living room has a very inviting and cozy feel to it with the main focal point being the beautiful electric fireplace which heats the home nicely. 4pc bathroom which was updated in 2012. Upgraded windows throughout the home in 2011. The yard is truly an added bonus to this lovely place. A nicely landscaped area with mature trees and lawn that surrounds a beautiful deck that was built in 2019 making a perfect spot to enjoy your morning coffee or entertaining company. There is ample space in the back yard to build a garage, off street parking or even RV storage.

Built in 1945

## **Essential Information**

MLS® #                   A2216230

Price                     \$75,000



Bedrooms	2
Bathrooms	1.00
Full Baths	1
Square Footage	861
Acres	0.14
Year Built	1945
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Active

### **Community Information**

Address	5007 48 Street
Subdivision	Hardisty
City	Hardisty
County	Flagstaff County
Province	Alberta
Postal Code	T0B 1V0

### **Amenities**

Parking Spaces	4
Parking	Off Street

### **Interior**

Interior Features	Ceiling Fan(s), No Animal Home
Appliances	Gas Stove, Gas Water Heater, Range Hood, Refrigerator, Washer/Dryer, Window Coverings
Heating	Fireplace(s), Electric, Wall Furnace
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Electric, Living Room
Has Basement	Yes
Basement	None, Crawl Space

### **Exterior**

Exterior Features	None
Lot Description	Back Lane, Back Yard, Landscaped, Lawn, Level, Private, Rectangular Lot, Treed

Roof	Asphalt Shingle
Construction	Mixed
Foundation	Poured Concrete, Perimeter

**Additional Information**

Date Listed	April 30th, 2025
Days on Market	3
Zoning	R1

**Listing Details**

Listing Office	Clear Choice Realty
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