

# \$259,900 - 5203 45 Street, Consort

MLS® #A2234009

## \$259,900

3 Bedroom, 2.00 Bathroom, 1,577 sqft

Residential on 0.24 Acres

NONE, Consort, Alberta

Check out this 1500+sqft bungalow with amazing curb appeal. This family home has a great layout with 3 bedrooms, 2 living room areas, a formal dining room and laundry all on the main level. In addition to the great entertaining space, there is also a 4pc bathroom and 3pc ensuite. The full basement is currently unfinished, but serves as a great storage space. The opportunities are endless in the lower level with plenty of room for additional bedrooms, family room and recreational space. The yard has been meticulously maintained, and remains nearly fully fenced. Bring the family and grow into one of the best homes in this local market.

Built in 1992

## Essential Information

MLS® #	A2234009
Price	\$259,900
Bedrooms	3
Bathrooms	2.00
Full Baths	2
Square Footage	1,577
Acres	0.24
Year Built	1992
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Active



## Community Information

Address	5203 45 Street
Subdivision	NONE
City	Consort
County	Special Area 4
Province	Alberta
Postal Code	t0c 1b0

## Amenities

Utilities	Electricity Connected, Natural Gas Connected, Sewer Connected, Water Connected
Parking Spaces	4
Parking	Concrete Driveway, Double Garage Attached, Heated Garage, Off Street
# of Garages	2

## Interior

Interior Features	Built-in Features, Ceiling Fan(s), Jetted Tub, Kitchen Island, Wood Windows, Laminate Counters
Appliances	Electric Stove, Refrigerator, Washer/Dryer, Window Coverings
Heating	In Floor, Forced Air, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas, Blower Fan, Den
Has Basement	Yes
Basement	Full, Partially Finished

## Exterior

Exterior Features	Lighting
Lot Description	Back Lane, Landscaped, Standard Shaped Lot
Roof	Asphalt Shingle
Construction	Concrete, Wood Frame
Foundation	Poured Concrete

## Additional Information

Date Listed	June 21st, 2025
Days on Market	16
Zoning	Residential

## Listing Details

Listing Office

Royal LePage Network Realty Corp.

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