

\$289,000 - 5306 45 Avenue, Vegreville

MLS® #E4429884

\$289,000

4 Bedroom, 2.00 Bathroom, 1,121 sqft

Single Family on 0.00 Acres

Vegreville, Vegreville, AB

South side four bedroom family bungalow!
Nice and bright open concept flow between the kitchen (movable island), dining room and living room. Three bedrooms main floor and a 4 piece bath. Fully finished basement with HUGE rec area, 3 piece bath (walk in tile shower) bedroom (walk-in closet) and plenty of storage. Shingles replaced 2 years ago. Freshly painter front Exterior and fascia. Fully fenced 50 x 150 yard with new pressure treated deck, fire pit, shed, back lane, Rv parking and 24x24 garage. Walking distance to schools. Located in the growing community of Vegreville!

Built in 1969

Essential Information

MLS® #	E4429884
Price	\$289,000
Bedrooms	4
Bathrooms	2.00
Full Baths	2
Square Footage	1,121
Acres	0.00
Year Built	1969
Type	Single Family
Sub-Type	Detached Single Family
Style	Bungalow



Status Active

Community Information

Address 5306 45 Avenue
Area Vegreville
Subdivision Vegreville
City Vegreville
County ALBERTA
Province AB
Postal Code T9C 1A1

Amenities

Amenities Deck
Parking Double Garage Detached, Front Drive Access, Insulated, RV Parking

Interior

Appliances Dishwasher-Built-In, Dryer, Garage Opener, Microwave Hood Fan, Storage Shed, Stove-Electric, Washer, Window Coverings, Refrigerators-Two
Heating Forced Air-1, Natural Gas
Stories 2
Has Basement Yes
Basement Full, Finished

Exterior

Exterior Wood, Stucco
Exterior Features Back Lane, Fenced, See Remarks
Roof Asphalt Shingles
Construction Wood, Stucco
Foundation Concrete Perimeter

Additional Information

Date Listed April 9th, 2025
Days on Market 7
Zoning Zone 60

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