

## \$499,999 - 4042 47 Avenue, Drayton Valley

MLS® #E4445013

**\$499,999**

4 Bedroom, 3.50 Bathroom, 1,982 sqft

Single Family on 0.00 Acres

Drayton Valley, Drayton Valley, AB

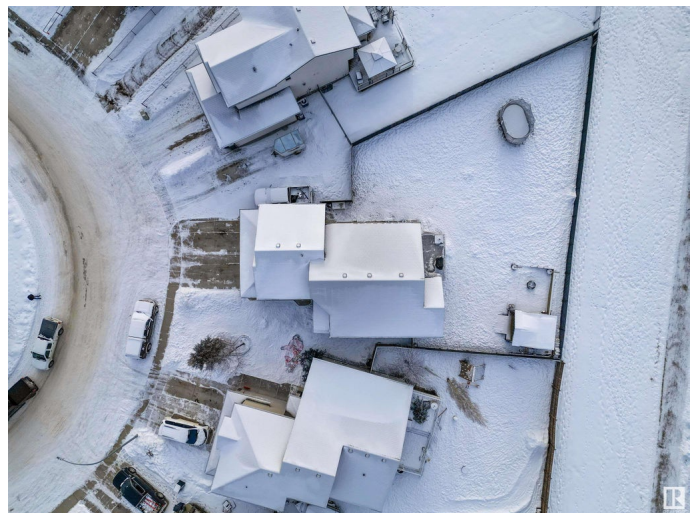
Designed for both comfort and function, this beautifully finished home offers generous space inside and out. The main level welcomes you with a bright, open living room featuring vaulted ceilings, large west-facing windows, and a gas fireplace that adds warmth and charm. The kitchen includes a spacious island, quartz countertops, walk-in pantry, maple cabinetry, and a full tile backsplash—ideal for everyday living and entertaining. A convenient main floor laundry and powder room add to the practicality of the layout. From the dining area, step out to a no-maintenance deck and a fully fenced backyard with space to gather around the firepit. Upstairs, the primary suite features a 5-piece ensuite with jetted tub, accompanied by two additional bedrooms and a dedicated office. The finished basement provides a fourth bedroom, full bath, and a spacious family room. Extras include RV parking, in-floor heating, hot water on demand, central A/C, and a heated garage. This home checks all the boxes!

Built in 2008

### Essential Information

MLS® # E4445013

Price \$499,999



Bedrooms	4
Bathrooms	3.50
Full Baths	3
Half Baths	1
Square Footage	1,982
Acres	0.00
Year Built	2008
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

### Community Information

Address	4042 47 Avenue
Area	Drayton Valley
Subdivision	Drayton Valley
City	Drayton Valley
County	ALBERTA
Province	AB
Postal Code	T7A 0A2

### Amenities

Amenities	Air Conditioner, Deck
Parking	Double Garage Attached, Heated, RV Parking

### Interior

Interior Features	ensuite bathroom
Appliances	Air Conditioning-Central, Dishwasher-Built-In, Dryer, Garage Opener, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer, Window Coverings, Garage Heater
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Insert, Tile Surround
Stories	3
Has Basement	Yes
Basement	Full, Finished

### Exterior

Exterior	Wood, Stone, Vinyl
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Exterior Features	Fenced, Landscaped, Schools
Roof	Asphalt Shingles
Construction	Wood, Stone, Vinyl
Foundation	Concrete Perimeter

**Additional Information**

Date Listed	June 28th, 2025
Days on Market	5
Zoning	Zone 90

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Listing information last updated on July 3rd, 2025 at 8:47pm MDT