

## \$235,000 - 5125 45 Avenue, Vegreville

MLS® #E4449303

**\$235,000**

4 Bedroom, 2.00 Bathroom, 1,231 sqft

Single Family on 0.00 Acres

Vegreville, Vegreville, AB

1200 sq, ft , 4 Bedroom Home with Carport, attached Garage and Detached Garage , Located on a 7000 sq. ft. Fenced Corner Lot in the Progressive Town of Vegreville. Great Location as on a Prime South Side Lot, Walking Distance to Schools and Most Amenities.

Built in 1963

### Essential Information

MLS® #	E4449303
Price	\$235,000
Bedrooms	4
Bathrooms	2.00
Full Baths	2
Square Footage	1,231
Acres	0.00
Year Built	1963
Type	Single Family
Sub-Type	Detached Single Family
Style	Bungalow
Status	Active

### Community Information

Address	5125 45 Avenue
Area	Vegreville
Subdivision	Vegreville



City	Vegreville
County	ALBERTA
Province	AB
Postal Code	T9C 1A2

### **Amenities**

Amenities	Off Street Parking, On Street Parking, Hot Water Natural Gas, R.V. Storage
Parking Spaces	4
Parking	Front Drive Access, Front/Rear Drive Access, Single Carport, Single Garage Attached, Single Garage Detached

### **Interior**

Appliances	None
Heating	Forced Air-1, Natural Gas
Stories	2
Has Basement	Yes
Basement	Full, Finished

### **Exterior**

Exterior	Wood, Brick, Vinyl
Exterior Features	Airport Nearby, Back Lane, Corner Lot, Fenced, Flat Site, Fruit Trees/Shrubs, Golf Nearby, Low Maintenance Landscape, Playground Nearby, Public Swimming Pool, Schools, Shopping Nearby, Treed Lot, Vegetable Garden
Roof	Asphalt Shingles
Construction	Wood, Brick, Vinyl
Foundation	Concrete Perimeter

### **School Information**

Elementary	AL Horton
Middle	St. Marys
High	St. Marys

### **Additional Information**

Date Listed	July 21st, 2025
Days on Market	6
Zoning	Zone 60

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