

## \$228,900 - 4911 42 Street, Athabasca Town

MLS® #E4449552

**\$228,900**

3 Bedroom, 3.00 Bathroom, 780 sqft

Single Family on 0.00 Acres

Athabasca Town, Athabasca Town, AB

### Charming Bungalow Near Downtown

Athabasca Perfectly located just steps from scenic trails, the Athabasca River, playgrounds, and shopping, this 3-bedroom, 3-bath bungalow is ideal for families, first-time buyers, or anyone looking for comfort and convenience. Inside, you'll find quartz countertops, new kitchen cabinets, vinyl plank flooring, fresh paint, and a spacious bonus room downstairs offering more space than you'd expect. The backyard features alley access, a detached garage, and plenty of room for parking or storage. Move-in ready and filled with conveniences don't miss this opportunity to get into today's market!

Built in 1973

### Essential Information

MLS® #	E4449552
Price	\$228,900
Bedrooms	3
Bathrooms	3.00
Full Baths	3
Square Footage	780
Acres	0.00
Year Built	1973
Type	Single Family
Sub-Type	Detached Single Family



Style	Bungalow
Status	Active

### Community Information

Address	4911 42 Street
Area	Athabasca Town
Subdivision	Athabasca Town
City	Athabasca Town
County	ALBERTA
Province	AB
Postal Code	T9S 1P7

### Amenities

Amenities	Off Street Parking, Detectors Smoke, Exterior Walls- 2"x6"
Parking	Single Garage Detached

### Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer, Window Coverings
Heating	Forced Air-1, Natural Gas
Stories	2
Has Basement	Yes
Basement	Full, Finished

### Exterior

Exterior	Wood, Vinyl
Exterior Features	Playground Nearby, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

### Additional Information

Date Listed	July 24th, 2025
Days on Market	4
Zoning	Zone 60

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