

## \$319,900 - 5027 49 Street, Gibbons

MLS® #E4438690

**\$319,900**

2 Bedroom, 1.00 Bathroom, 817 sqft

Single Family on 0.00 Acres

Gibbons, Gibbons, AB

Perfect for a First-Time Homebuyer or Investor! This updated bungalow is located in the Heart of Gibbons, just 20 minutes from Edmonton. A beautiful two-toned kitchen with quartz counters, ample cabinets, and tile flooring is truly the heart of this home. The living room has laminate floors, large windows and a faux fireplace, creating a cozy atmosphere. The 4-pc bathroom is beautifully renovated, and the primary bedroom and 2nd bedrooms are ample in size. The partially finished basement has a framed 3rd bedroom, which could easily be completed. The yard is perfect for entertaining, boasting a large wrap-around cedar deck and fence, as well as a fire pit. The 22x36 heated garage has a separate finished workshop and provides enclosed parking for two vehicles. The large cement pad offers parking for four more vehicles, or an RV. Enjoy a small town feeling with a short drive into Edmonton.

Built in 1950

### Essential Information

MLS® #	E4438690
Price	\$319,900
Bedrooms	2
Bathrooms	1.00
Full Baths	1



Square Footage	817
Acres	0.00
Year Built	1950
Type	Single Family
Sub-Type	Detached Single Family
Style	Bungalow
Status	Active

### **Community Information**

Address	5027 49 Street
Area	Gibbons
Subdivision	Gibbons
City	Gibbons
County	ALBERTA
Province	AB
Postal Code	T0A 1N0

### **Amenities**

Amenities	Deck, Fire Pit, Front Porch
Parking Spaces	6
Parking	Double Garage Detached, Heated, Over Sized, RV Parking

### **Interior**

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

### **Exterior**

Exterior	Wood, Vinyl
Exterior Features	Back Lane, Fenced, Golf Nearby, Landscaped
Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

### **Additional Information**

Date Listed May 26th, 2025

Days on Market 22

Zoning Zone 62

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