

# \$199,999 - 4852 53 Avenue, Eckville

MLS® #A2201225

**\$199,999**

3 Bedroom, 1.00 Bathroom, 937 sqft  
Residential on 0.22 Acres

NONE, Eckville, Alberta

Located in the charming and peaceful town of Eckville, this home offers small-town living with the convenience of being just a short drive from the breathtaking Rocky Mountains. Located northwest of Sylvan Lake, Eckville is a welcoming community with plenty to offer, including a local arena, curling rink, skate park, schools, playgrounds, a seasonal spray park, and a baseball diamond. This property has a large yard with ample space for gardening, two sheds for extra storage, and a detached single-car garage. Inside, the home features three bedrooms, a functional kitchen, and a living room, all complemented by a front porch with laundry facilities. If you're looking for a quiet, friendly place to call home, this property in Eckville is the perfect fit!



Built in 1950

## Essential Information

MLS® #	A2201225
Price	\$199,999
Bedrooms	3
Bathrooms	1.00

Full Baths	1
Square Footage	937
Acres	0.22
Year Built	1950
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Active

### **Community Information**

Address	4852 53 Avenue
Subdivision	NONE
City	Eckville
County	Lacombe County
Province	Alberta
Postal Code	T0M 0X0

### **Amenities**

Parking Spaces	2
Parking	Single Garage Detached
# of Garages	1

### **Interior**

Interior Features	Laminate Counters
Appliances	Dishwasher, Refrigerator, Stove(s)
Heating	Forced Air, Natural Gas
Cooling	None
Has Basement	Yes
Basement	Unfinished, See Remarks

### **Exterior**

Exterior Features	None
Lot Description	Back Yard, Standard Shaped Lot
Roof	Asphalt Shingle
Construction	Wood Frame
Foundation	Block

### **Additional Information**

Date Listed	March 14th, 2025
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Days on Market 23

Zoning R1

### **Listing Details**

Listing Office Royal LePage Network Realty Corp.

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