

## \$299,900 - 4927 54a Avenue, Drayton Valley

MLS® #E4425506

**\$299,900**

4 Bedroom, 2.00 Bathroom, 1,051 sqft

Single Family on 0.00 Acres

Drayton Valley, Drayton Valley, AB

This wonderful fully developed home is located in a mature neighbourhood of Drayton Valley close to all amenities. Upon entering the home you'll be pleased with the contemporary interior paint and laminate flooring, the fireplace in the living room serves as a great focal point. The kitchen was fully remodelled in 2022 with bright white cabinetry, new countertop, sink, and stainless steel appliances! The patio door off the dining area gives way to a large wood deck (deck boards replaced in 2020) that overlooks an expansive and fully fenced backyard. The oversized single detached garage is in great shape with lots of parking behind. A beautiful tree in the backyard provides shade in the summer time. Downstairs one finds a 4th bedroom, 3 piece bath, recreation room and utility room complete with a high efficiency furnace. All the vinyl windows above grade were installed in 2022, electrical panel box replaced in 2022 too. Don't miss out on the beautiful home!

Built in 1970

### Essential Information

MLS® #	E4425506
Price	\$299,900
Bedrooms	4
Bathrooms	2.00



Full Baths	2
Square Footage	1,051
Acres	0.00
Year Built	1970
Type	Single Family
Sub-Type	Detached Single Family
Style	Bungalow
Status	Active

### Community Information

Address	4927 54a Avenue
Area	Drayton Valley
Subdivision	Drayton Valley
City	Drayton Valley
County	ALBERTA
Province	AB
Postal Code	T7A 1A3

### Amenities

Amenities	Off Street Parking, Deck
Parking	Over Sized, Single Garage Detached

### 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	2
Has Basement	Yes
Basement	Full, Finished

### Exterior

Exterior	Wood, Brick, Vinyl
Exterior Features	Back Lane, Fenced, Landscaped, Shopping Nearby, Treed Lot
Roof	Asphalt Shingles
Construction	Wood, Brick, Vinyl
Foundation	Concrete Perimeter

### Additional Information

Date Listed March 13th, 2025

Days on Market 49

Zoning Zone 90

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