

# \$130,000 - 5008 49 Avenue, Pickardville

MLS® #E4447550

**\$130,000**

3 Bedroom, 2.00 Bathroom, 1,232 sqft  
Single Family on 0.00 Acres

Pickardville, Pickardville, AB

Discover relaxed country living just 10 minutes south of Westlock! This spacious manufactured home sits on 2 lots in the quiet, family-friendly community of Pickardville. Fully fenced, this property offers tons of space with 3 bedrooms, 2 bathrooms, a sun filled kitchen with a powered island, large living room and a deck that expands the length of the home!

Built in 2001

## Essential Information

|                |                        |
|----------------|------------------------|
| MLS® #         | E4447550               |
| Price          | \$130,000              |
| Bedrooms       | 3                      |
| Bathrooms      | 2.00                   |
| Full Baths     | 2                      |
| Square Footage | 1,232                  |
| Acres          | 0.00                   |
| Year Built     | 2001                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | Bungalow               |
| Status         | Active                 |

## Community Information

|         |                |
|---------|----------------|
| Address | 5008 49 Avenue |
| Area    | Pickardville   |



|             |              |
|-------------|--------------|
| Subdivision | Pickardville |
| City        | Pickardville |
| County      | ALBERTA      |
| Province    | AB           |
| Postal Code | T0G 1W0      |

### Amenities

|           |                               |
|-----------|-------------------------------|
| Amenities | Deck, Hot Water Natural Gas   |
| Parking   | Front Drive Access, No Garage |

### Interior

|                   |                           |
|-------------------|---------------------------|
| Interior Features | ensuite bathroom          |
| Appliances        | None                      |
| Heating           | Forced Air-1, Natural Gas |
| Stories           | 1                         |
| Has Basement      | Yes                       |
| Basement          | None, No Basement         |

### Exterior

|                   |                                                    |
|-------------------|----------------------------------------------------|
| Exterior          | Modular, Vinyl                                     |
| Exterior Features | Fenced, Flat Site, Park/Reserve, Playground Nearby |
| Roof              | Asphalt Shingles                                   |
| Construction      | Modular, Vinyl                                     |
| Foundation        | Block                                              |

### Additional Information

|                 |                 |
|-----------------|-----------------|
| Date Listed     | July 13th, 2025 |
| Days on Market  | 21              |
| Zoning          | Zone 70         |
| RE / Bank Owned | Yes             |

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