

\$195,000 - 109 4922 52 Street, Gibbons

MLS® #E4449897

\$195,000

1 Bedroom, 1.00 Bathroom, 713 sqft
Condo / Townhouse on 0.00 Acres

Gibbons, Gibbons, AB

Riverside Point, a beautiful ADULT LIVING CONDO, perfectly located along the scenic Sturgeon River. This main-floor corner unit features a unique layout and an oversized wrap-around patio for added privacy and outdoor enjoyment. Inside, youâ€™™ll love the bright, open design with a spacious living area, functional kitchen with dining nook, in-suite laundry, and a 4-piece bathroom. Large windows fill the home with natural light. The secure building offers a 3rd-floor social room, while the unit includes a titled underground heated parking stall and storage cage. Condo fees cover heat, water, and sewer, making this the perfect low-maintenance lifestyle. Relax and let someone else handle the outdoor upkeepâ€™™ all within walking distance to Main Street and nearby walking trails.

Built in 2010

Essential Information

MLS® #	E4449897
Price	\$195,000
Bedrooms	1
Bathrooms	1.00
Full Baths	1
Square Footage	713
Acres	0.00
Year Built	2010



Type	Condo / Townhouse
Sub-Type	Lowrise Apartment
Style	Single Level Apartment
Status	Active

Community Information

Address	109 4922 52 Street
Area	Gibbons
Subdivision	Gibbons
City	Gibbons
County	ALBERTA
Province	AB
Postal Code	T0A 1N0

Amenities

Amenities	Detectors Smoke, Parking-Visitor, Secured Parking, Social Rooms
Parking	Heated, Underground
Is Waterfront	Yes

Interior

Appliances	Dishwasher-Built-In, Dryer, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer, Window Coverings
Heating	Fan Coil, Hot Water, Natural Gas
# of Stories	4
Stories	1
Has Basement	Yes
Basement	None, No Basement

Exterior

Exterior	Wood, Vinyl
Exterior Features	Backs Onto Park/Trees, Creek, Private Setting
Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

Additional Information

Date Listed	July 26th, 2025
Days on Market	3
Zoning	Zone 62

Condo Fee \$345

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