

\$259,900 - 5039 52 Avenue, Viking

MLS® #A2224294

\$259,900

3 Bedroom, 3.00 Bathroom, 1,166 sqft

Single Family on 0.16 Acres

Viking, Viking, Alberta

This well-maintained property is an excellent opportunity for first-time buyers, families, or investors looking for a fantastic revenue property. Situated on a spacious corner lot, the home features a beautifully landscaped yard with mature trees, tons of green space, and a large powered shed with gas service—perfect for storage or hobbies. Step inside to a well-designed floor plan with a warm and cozy atmosphere. The main level offers three comfortable bedrooms, a renovated full bathroom, and the convenience of main floor laundry. The kitchen is both inviting and functional, flowing into a bright living room with a gas fireplace for those cozy evenings. Downstairs, you™ll find a complete, fully functional suite—ideal for rental income or extended family. It includes a second kitchen with soft-closing cabinetry and newer fridge and stove. There™s also a den that could easily function as a fourth bedroom, offering even more flexibility for your living or rental needs. Updates include new shingles in 2017 and a newly replaced deck in 2018—perfect for enjoying the outdoors. Located just a few blocks from school and only steps from shopping and amenities, this home truly offers convenience, comfort, and value in one attractive package. (id:6289)

Built in 1990

Essential Information



Listing #	A2224294
Price	\$259,900
Bedrooms	3
Bathrooms	3.00
Half Baths	1
Square Footage	1,166
Acres	0.16
Year Built	1990
Type	Single Family
Sub-Type	Freehold
Style	Bungalow

Community Information

Address	5039 52 Avenue
Subdivision	Viking
City	Viking
Province	Alberta
Postal Code	T0B4N0

Amenities

Amenities	Golf Course, Schools, Shopping
Features	See remarks, Back lane
Parking Spaces	2
Parking	Parking Pad

Interior

Appliances	Refrigerator, Dishwasher, Stove, Microwave, Washer & Dryer
Heating	Forced air
Cooling	None
Fireplace	Yes
# of Fireplaces	1
# of Stories	1
Has Basement	Yes

Exterior

Exterior	Composite Siding, Concrete
Exterior Features	Lawn
Construction	Poured concrete, Wood frame
Foundation	Poured Concrete

Listing Details

Listing Office RE/MAX BAUGHAN REALTY



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