

# \$234,000 - 5003 47 Avenue, Forestburg

MLS® #A2204494

## \$234,000

4 Bedroom, 2.00 Bathroom, 1,209 sqft

Residential on 0.16 Acres

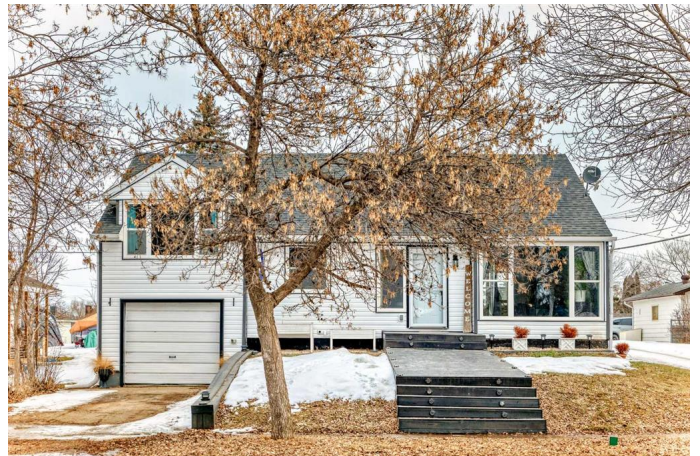
Forestburg, Forestburg, Alberta

Check out this family home with lots of great updates over the past couple of years! 4 Bedrooms and 2 Bathrooms with a newly fenced yard in a quiet neighborhood. Updates include: New windows on main and upper floors, new siding, new front & back deck, front & back doors and a water softener and R/O System. The kitchen has new counter tops and kitchen sink. The upstairs bathroom has a new vanity and tub surround. There is new flooring throughout the main/upper with new light fixtures. The basement was renovated to add in a bedroom with french doors, a family room, and a 3pc bathroom. New in 2025, a dishwasher was installed in the kitchen and the dryer was professional moved so it now sits beside the washer. There is an attached single car garage for parking or storage, a shed in the backyard and on-street parking.

Built in 1956

## Essential Information

MLS® #	A2204494
Price	\$234,000
Bedrooms	4
Bathrooms	2.00
Full Baths	2
Square Footage	1,209
Acres	0.16
Year Built	1956



Type	Residential
Sub-Type	Detached
Style	1 and Half Storey
Status	Active

### **Community Information**

Address	5003 47 Avenue
Subdivision	Forestburg
City	Forestburg
County	Flagstaff County
Province	Alberta
Postal Code	T0B 1N0

### **Amenities**

Parking Spaces	3
Parking	Single Garage Attached
# of Garages	1

### **Interior**

Interior Features	Ceiling Fan(s), Vinyl Windows
Appliances	Refrigerator, Stove(s), Washer/Dryer
Heating	Forced Air
Cooling	None
Has Basement	Yes
Basement	Partial, Partially Finished

### **Exterior**

Exterior Features	Storage
Lot Description	Back Lane, Back Yard, Front Yard, Landscaped, Lawn
Roof	Asphalt Shingle
Construction	Vinyl Siding, Wood Frame
Foundation	Poured Concrete

### **Additional Information**

Date Listed	March 21st, 2025
Days on Market	98
Zoning	R1

### **Listing Details**

Listing Office

RE/MAX Cascade Realty

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