

# \$149,900 - 4714 49 Avenue, Killam

MLS® #A2202940

**\$149,900**

2 Bedroom, 1.00 Bathroom, 858 sqft

Residential on 0.21 Acres

Killam, Killam, Alberta

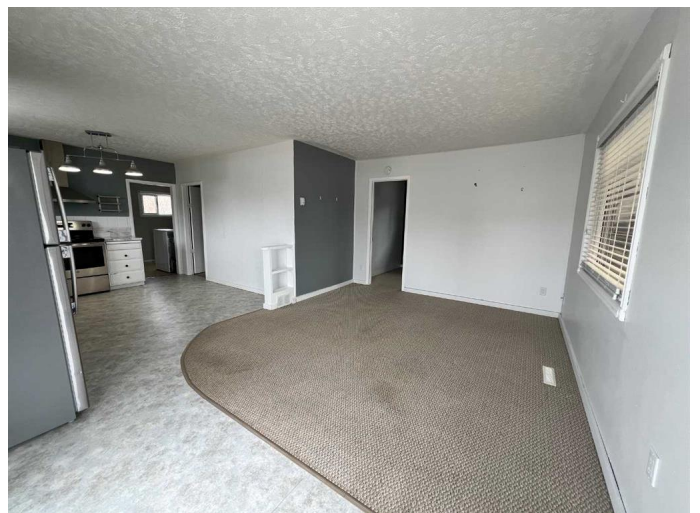
Are you looking to buy your 1st home, downsize or have a revenue property? Look no further! This cute & cozy 2 bedroom, 1 bath bungalow offers you any of the above options. Well taken care of open concept kitchen, dining and living room. Main floor washer and dryer, makes laundry a breeze. Situated on a large corner lot, there is plenty of garden space, a spot to park your RV and the house is steps away from a detached heated double garage. You are within walking distance to Killam's many amenities such as pharmacy, dental, grocery, school and so much more.

Built in 1964

## Essential Information

|                |             |
|----------------|-------------|
| MLS® #         | A2202940    |
| Price          | \$149,900   |
| Bedrooms       | 2           |
| Bathrooms      | 1.00        |
| Full Baths     | 1           |
| Square Footage | 858         |
| Acres          | 0.21        |
| Year Built     | 1964        |
| Type           | Residential |
| Sub-Type       | Detached    |
| Style          | Bungalow    |
| Status         | Active      |

## Community Information



|             |                  |
|-------------|------------------|
| Address     | 4714 49 Avenue   |
| Subdivision | Killam           |
| City        | Killam           |
| County      | Flagstaff County |
| Province    | Alberta          |
| Postal Code | T0B 2L0          |

### Amenities

|                |                        |
|----------------|------------------------|
| Parking Spaces | 4                      |
| Parking        | Double Garage Detached |
| # of Garages   | 2                      |

### Interior

|                   |   |
|-------------------|---|
| Interior Features | Open Floorplan  |
| Appliances        | Dishwasher, Garage Control(s), Refrigerator, Washer/Dryer, Window Coverings, Stove(s) |
| Heating           | Forced Air  |
| Cooling           | None  |
| Has Basement      | Yes   |
| Basement          | Partial, Crawl Space, Unfinished  |

### Exterior

|                   |   |
|-------------------|---|
| Exterior Features | Garden  |
| Lot Description   | Landscaped, Back Yard, Corner Lot, Front Yard, Lawn |
| Roof              | Asphalt Shingle                                     |
| Construction      | Wood Frame  |
| Foundation        | Block   |

### Additional Information

|                |                  |
|----------------|------------------|
| Date Listed    | March 17th, 2025 |
| Days on Market | 105              |
| Zoning         | R                |

### Listing Details

|                |                                |
|----------------|--------------------------------|
| Listing Office | Coldwell Banker Ontrack Realty |
|----------------|--------------------------------|

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