

# \$194,000 - 5008 50 Ave, Grimshaw

MLS® #A2215729

## \$194,000

4 Bedroom, 2.00 Bathroom, 1,120 sqft

Residential on 0.16 Acres

NONE, Grimshaw, Alberta

This property perfectly located right close to downtown is perfect walking distance to any amenity one would need. This home boasts 1118 sqft of spacious living space. Main floor you walk into a spacious living room with sightlines to your separate dining room. A spacious kitchen with lots of counter and cupboard space, 3 big bedrooms and a full bath to round out upstairs. Downstairs you will find a huge living room, laundry room with lots of storage, a 3 piece bathroom and a additional bedroom. Outside you will find off-street parking along with a fully fenced backyard , gardens and a 8x13 sunroom! Don't miss out on this amazing property and call today.

Built in 1952

## Essential Information

|                |             |
|----------------|-------------|
| MLS® #         | A2215729    |
| Price          | \$194,000   |
| Bedrooms       | 4           |
| Bathrooms      | 2.00        |
| Full Baths     | 2           |
| Square Footage | 1,120       |
| Acres          | 0.16        |
| Year Built     | 1952        |
| Type           | Residential |
| Sub-Type       | Detached    |
| Style          | Bungalow    |



|        |        |
|--------|--------|
| Status | Active |
|--------|--------|

### Community Information

|             |                        |
|-------------|------------------------|
| Address     | 5008 50 Ave            |
| Subdivision | NONE                   |
| City        | Grimshaw               |
| County      | Peace No. 135, M.D. of |
| Province    | Alberta                |
| Postal Code | T0H1W0                 |

### Amenities

|                |            |
|----------------|------------|
| Parking Spaces | 2          |
| Parking        | Off Street |

### Interior

|                   |                                                  |
|-------------------|--------------------------------------------------|
| Interior Features | See Remarks                                      |
| Appliances        | Dishwasher, Refrigerator, Stove(s), Washer/Dryer |
| Heating           | Forced Air                                       |
| Cooling           | None                                             |
| Has Basement      | Yes                                              |
| Basement          | Finished, Full                                   |

### Exterior

|                   |                                        |
|-------------------|----------------------------------------|
| Exterior Features | Private Yard, Storage                  |
| Lot Description   | Back Yard, Few Trees, Front Yard, Lawn |
| Roof              | Asphalt Shingle                        |
| Construction      | Wood Frame                             |
| Foundation        | Poured Concrete                        |

### Additional Information

|                |                  |
|----------------|------------------|
| Date Listed    | April 28th, 2025 |
| Days on Market | 3                |
| Zoning         | R2               |

### Listing Details

|                |                              |
|----------------|------------------------------|
| Listing Office | Grassroots Realty Group Ltd. |
|----------------|------------------------------|

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