

# \$76,500 - 39 Rydberg Street, Hughenden

MLS® #A2240493

**\$76,500**

2 Bedroom, 1.00 Bathroom, 802 sqft

Residential on 0.12 Acres

Hughenden, Hughenden, Alberta

Affordable Opportunity in Hughenden

This 803 sq ft home offers a functional open-concept layout with recent updates, including new vinyl plank flooring upstairs, fresh paint, and some updated light fixtures. The main floor features two bedrooms and a bright living space with modern touches in the kitchen, living room, and hallway.

The partially fenced yard is great for pets or outdoor activities. Perfect for first-time buyers or as an investment property, this home is modestly priced to reflect some needed work—particularly in the basement, which offers options but requires attention.

Located in the Village of Hughenden, you'll be close to schools, parks, the rec center, and the community golf course. A simple, affordable home with updates already started and room for your own finishing touches.

Built in 1960

## Essential Information

|            |          |
|------------|----------|
| MLS® #     | A2240493 |
| Price      | \$76,500 |
| Bedrooms   | 2        |
| Bathrooms  | 1.00     |
| Full Baths | 1        |



|                |             |
|----------------|-------------|
| Square Footage | 802         |
| Acres          | 0.12        |
| Year Built     | 1960        |
| Type           | Residential |
| Sub-Type       | Detached    |
| Style          | Bungalow    |
| Status         | Active      |

### Community Information

|             |                         |
|-------------|-------------------------|
| Address     | 39 Rydberg Street       |
| Subdivision | Hughenden               |
| City        | Hughenden               |
| County      | Provost No. 52, M.D. of |
| Province    | Alberta                 |
| Postal Code | T0B 2E0                 |

### Amenities

|                |            |
|----------------|------------|
| Parking Spaces | 4          |
| Parking        | Off Street |

### Interior

|                   |                                                                   |
|-------------------|-------------------------------------------------------------------|
| Interior Features | Ceiling Fan(s)                                                    |
| Appliances        | Refrigerator, Stove(s), Washer/Dryer, Wall/Window Air Conditioner |
| Heating           | Floor Furnace, Forced Air, Natural Gas                            |
| Cooling           | Window Unit(s)                                                    |
| Has Basement      | Yes                                                               |
| Basement          | Full, Partially Finished                                          |

### Exterior

|                   |                                        |
|-------------------|----------------------------------------|
| Exterior Features | Awning(s)                              |
| Lot Description   | Back Lane, Back Yard, Front Yard, Lawn |
| Roof              | Metal                                  |
| Construction      | Wood Frame                             |
| Foundation        | Block                                  |

### Additional Information

|                |                 |
|----------------|-----------------|
| Date Listed    | July 16th, 2025 |
| Days on Market | 19              |
| Zoning         | R               |

**Listing Details**

Listing Office                    ROYAL LEPAGE WRIGHT CHOICE REALTY

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