

\$129,900 - 5047 48 Street, Mannville

MLS® #A2165989

\$129,900

2 Bedroom, 1.00 Bathroom, 676 sqft

Residential on 0.11 Acres

Mannville, Mannville, Alberta

Explore the potential of this charming small footprint home. Under 700 sq ft, this 2 bedroom home fits the bill for those looking to downsize in retirement, or as a possible rental property. The cute eat-in kitchen boasts a dishwasher, plenty of counter space, as well as a good bank of cabinets for all your kitchen gadgets. The living room has a small wood stove to take the winter chill off and has a walk out patio area to enjoy morning coffee on warm summer days. The bedrooms are good sized with decent closet space and a 4 piece bath completes the main floor. The attached heated garage is roomy enough for an SUV; and the yard has 2 garden sheds to store yard equipment and a small garden plot for those with a green thumb. Mannville is an active community featuring a k-12 school; grocery and boutique shopping; a golf course; and is within 15 minutes to Vermilion, 45 minutes to Lloydminster or 1 ½ hours to Edmonton on the twinned Yellowhead Hiway 16.

Built in 1945

Essential Information

| | |
|----------------|-----------|
| MLS® # | A2165989 |
| Price | \$129,900 |
| Bedrooms | 2 |
| Bathrooms | 1.00 |
| Full Baths | 1 |
| Square Footage | 676 |



| | |
|------------|-------------|
| Acres | 0.11 |
| Year Built | 1945 |
| Type | Residential |
| Sub-Type | Detached |
| Style | Bungalow |
| Status | Active |

Community Information

| | |
|-------------|---------------------------|
| Address | 5047 48 Street |
| Subdivision | Mannville |
| City | Mannville |
| County | Minburn No. 27, County of |
| Province | Alberta |
| Postal Code | T0B 2W0 |

Amenities

| | |
|----------------|---|
| Parking Spaces | 3 |
| Parking | Off Street, Parking Pad, Single Garage Attached |
| # of Garages | 1 |

Interior

| | |
|-------------------|--|
| Interior Features | Ceiling Fan(s) |
| Appliances | Dishwasher, Range Hood, Refrigerator, Washer/Dryer, Stove(s) |
| Heating | Forced Air, Natural Gas |
| Cooling | None |
| Fireplace | Yes |
| # of Fireplaces | 1 |
| Fireplaces | Wood Burning Stove |
| Has Basement | Yes |
| Basement | Partially Finished, Crawl Space, Partial |

Exterior

| | |
|-------------------|--|
| Exterior Features | Fire Pit, Garden, Rain Gutters |
| Lot Description | Back Lane, Back Yard, Corner Lot, Fruit Trees/Shrub(s), Garden |
| Roof | Asphalt Shingle |
| Construction | Mixed, Vinyl Siding |
| Foundation | Poured Concrete, Perimeter Wall |

Additional Information

Date Listed September 15th, 2024

Days on Market 219

Zoning RS

Listing Details

Listing Office RE/MAX PRAIRIE REALTY

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