$178,000 - 4823 Ravine Drive, Swan Hills

MLS® #A2194891

$178,000

3 Bedroom, 2.00 Bathroom, 1,031 sqft
Residential on 0.24 Acres

NONE, Swan Hills, Alberta

Welcome to this beautiful house located in Swan Hills, that backs onto a peaceful forest, providing easy access to nature. Upgraded triple pane German made windows (Rehau), ensures energy efficiency and a quiet living environment.

Solid white oak hardwood flooring throughout the main floor (except bedrooms), adding a touch of elegance. The kitchen has been completely renovated with meticulous attention to detail. The countertops have been designed to sit 2â€• higher than standard, offering greater comfortability. Birch plywood cabinets and Akazien countertops provide both functionality and aesthetics. All cupboards feature soft-close mechanisms, and the interior lighting. The natural stone tile backsplash, along with newer appliances, create a delightful cooking space. Ample room is available for your dining area, making it perfect for family meals and entertaining guests. The office, like the kitchen, has been thoughtfully upgraded with additional 4" rockwall insulation on top of the original walls, enhancing energy efficiency. Custom-built cabinetry has been installed, offering ample storage and organization options. The entire home is wired with six CAT cables, ensuring seamless connectivity throughout. The main floor also features two good-sized bedrooms, with a 4-piece bathroom conveniently located at the end of the hallway with a laundry shoot. The entire main floor, including the ceiling, has been repainted in 2024, giving it a fresh touch.

The basement, though partially finished, holds great potential. The subfloor has already been installed, providing floor warmth and a solid base for future development. Drywalled and electrical already finished. A 2-piece bathroom and laundry room are already in place, and there is room to convert the storage room into an additional bedroom if desired.
Outside, you'll enjoy the privacy by having no neighbours behind you. Access to nearby trails allows for outdoor adventures right at your doorstep. Featuring a 14â€™x24â€™ detached, drywalled & insulated garage. A 16â€™x12â€™ shed with power provides additional storage options. Newer spruce trees have been planted, creating a natural barrier between you and your neighbours. The extra-long driveway can accommodate a motorhome or provide ample space for extra parking.

Everything is negotiable within the home!! Such as the inclusion of yard equipment, furniture, and a variety of kitchen accessories. Make it your own and enjoy what it offers!

Built in 1961

Essential Information

MLS® #	A2194891
Price	$178,000
Bedrooms	3
Bathrooms	2.00
Full Baths	1
Half Baths	1
Square Footage	1,031
Acres	0.24
Year Built	1961
Type	Residential
Sub-Type	Detached

Style	Bungalow
Status	Active

Community Information

Address	4823 Ravine Drive
Subdivision	NONE
City	Swan Hills
County	Big Lakes County
Province	Alberta
Postal Code	T0G 2C0

Amenities

Parking Spaces	4
Parking	Off Street, Single Garage Detached
# of Garages	1

Interior

Interior Features	Closet Organizers, Vinyl Windows
Appliances	Dishwasher, Dryer, Range Hood, Refrigerator, Stove(s), Washer, Window Coverings
Heating	Forced Air
Cooling	None
Has Basement	Yes
Basement	Full, Partially Finished

Exterior

Exterior Features	Lighting, Private Yard, Fire Pit, Rain Gutters, Storage
Lot Description	Back Yard, Backs on to Park/Green Space, Front Yard, No Neighbours Behind, Private, Rectangular Lot, Few Trees, Lawn
Roof	Asphalt Shingle
Construction	Mixed
Foundation	Poured Concrete

Additional Information

Date Listed	February 15th, 2025
Days on Market	66
Zoning	RS

Listing Details

Listing Office	ROYAL LEPAGE MODERN REALTY