

# \$220,000 - 5008 49 Avenue, Guy

MLS® #A2164929

**\$220,000**

2 Bedroom, 1.00 Bathroom, 832 sqft

Residential on 0.47 Acres

NONE, Guy, Alberta

Discover this charming 2 bedroom, 1 bath home, perfect for those seeking comfort in a peaceful setting. This well maintained home is located in the quiet hamlet of Guy, and on 2 spacious lots! Beautiful, manicured yard with mature trees! Storage is plentiful throughout the home, with a spacious walk in entrance providing plenty of room for shoes, jackets and more. The kitchen features ample cupboard space and an island, perfect for meal prep. The open concept floor plan allows plenty of natural sunlight to shine through creating a warm and inviting atmosphere. Additional cupboard space is located in the hall area, for all other storage needs. The large master bedroom has cedar lined closets, and the second bedroom would be ideal for an office, craft room, or a guest room. Enjoy garden doors leading to the front deck, idea for summer barbecues, or just relaxing! Outside, you'll find a spacious powered garage, adding both functionality and convenience. There are also 2 sheds, perfect for extra storage needs. Call today for a viewing!

Built in 2013

## Essential Information

MLS® #	A2164929
Price	\$220,000
Bedrooms	2
Bathrooms	1.00



Full Baths	1
Square Footage	832
Acres	0.47
Year Built	2013
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Active

### **Community Information**

Address	5008 49 Avenue
Subdivision	NONE
City	Guy
County	Smoky River No. 130, M.D. of
Province	Alberta
Postal Code	T0H 1Y0

### **Amenities**

Parking Spaces	6
Parking	Driveway, Single Garage Detached
# of Garages	1

### **Interior**

Interior Features	Ceiling Fan(s), High Ceilings, Open Floorplan
Appliances	Electric Stove, Refrigerator, Washer/Dryer Stacked, Window Coverings
Heating	Natural Gas, Radiant
Cooling	None
Basement	None

### **Exterior**

Exterior Features	Private Entrance, Private Yard
Lot Description	Front Yard, Lawn, Landscaped, Private
Roof	Asphalt Shingle
Construction	Vinyl Siding
Foundation	Other

### **Additional Information**

Date Listed	September 10th, 2024
Days on Market	205

Zoning                      Hamlet

## **Listing Details**

Listing Office              Royal LePage P.V.R. Realty

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