

\$177,700 - 4906 50 Street, Rochester

MLS® #A2216486

\$177,700

2 Bedroom, 1.00 Bathroom, 1,046 sqft

Residential on 0.25 Acres

Rochester, Rochester, Alberta

Charming, affordable and full of history, this house is a perfect fit for peaceful living. This lovingly cared-for home is in the heart of Rochester, a quiet, affordable community just an hour north of Edmonton. Set on three spacious town lots, youâ€™ll have plenty of room for a garden, firepit, and outdoor enjoyment. This 2-bedroom, 1-bathroom bungalow is full of character and history. Once the local post office with attached living quarters, itâ€™s been thoughtfully renovated over the years to create a warm and practical living space. The large living room flows into a second attached space that could easily be used as a family room, hobby room, or converted into a third bedroom if needed. The 20x30 detached garage was once Rochesterâ€™s fire hall, adding to the unique story of this property. Today, it offers great workshop or storage potential. Whether youâ€™re starting fresh, simplifying your lifestyle, or looking for a quiet place to retire, this home checks all the boxes â€“ affordable, manageable, and full of small-town charm with amenities nearby. And yes, it's as cute as it looks from the outside.

Built in 1948

Essential Information

MLS® # A2216486

Price \$177,700



| | |
|----------------|-------------|
| Bedrooms | 2 |
| Bathrooms | 1.00 |
| Full Baths | 1 |
| Square Footage | 1,046 |
| Acres | 0.25 |
| Year Built | 1948 |
| Type | Residential |
| Sub-Type | Detached |
| Style | Bungalow |
| Status | Active |

Community Information

| | |
|-------------|------------------|
| Address | 4906 50 Street |
| Subdivision | Rochester |
| City | Rochester |
| County | Athabasca County |
| Province | Alberta |
| Postal Code | T0G1Z0 |

Amenities

| | |
|----------------|---|
| Parking Spaces | 4 |
| Parking | Double Garage Detached, Garage Door Opener, Oversized, Garage Faces Front |
| # of Garages | 2 |

Interior

| | |
|-------------------|---|
| Interior Features | See Remarks |
| Appliances | Dryer, Garage Control(s), Microwave, Refrigerator, Stove(s), Washer |
| Heating | Forced Air, Natural Gas |
| Cooling | None |
| Has Basement | Yes |
| Basement | Full, Partially Finished |

Exterior

| | |
|-------------------|-------------------------------------|
| Exterior Features | Fire Pit, Garden |
| Lot Description | Garden, Landscaped, Rectangular Lot |
| Roof | Asphalt Shingle |
| Construction | Wood Frame |
| Foundation | Poured Concrete |

Additional Information

| | |
|----------------|---------------|
| Date Listed | May 2nd, 2025 |
| Days on Market | 4 |
| Zoning | R1 |

Listing Details

| | |
|----------------|----------------------------|
| Listing Office | ROYAL LEPAGE COUNTY REALTY |
|----------------|----------------------------|

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