\$275,000 - 4717 52 Street, Stettler

MLS® #A2219712

\$275,000

4 Bedroom, 2.00 Bathroom, 1,454 sqft Residential on 0.18 Acres

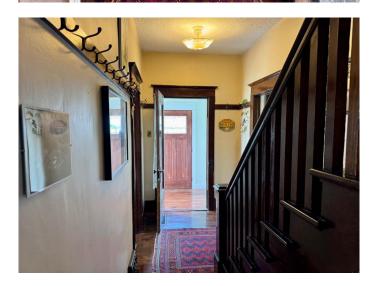
Downtown West, Stettler, Alberta

Great Location! Close to downtown, shopping and schools. This heritage home exudes warmth and character with its original features paired with contemperary upgrades. Featuring 4 bedrooms, 2 baths, original hardwood flooring and trim, a cozy living room and a classy formal dining area with a large bay window that allows natural light in, creating a bright an inviting atmosphere. There's ample storage in kitchen with new LED lighting. There's one bedroom on the main floor and a 3pc bathroom. You also have the conveniece of main floor laundry. The upstairs is where you'll find 3 bedrooms and a 4pc bathroom that has a beautiful large cast-iron tub with heat lamp. Large windows throughout this home lend abundant natural light.

The previous front porch was recently converted into an additional front room with in floor heat and a brand-new front door which serves perfectly as an office or extra lounging space. The property boasts an oversized 25 x 28 heated garage with a heated loft above as well as a Large fenced yard with a private patio. Both home and garage have cedar shakes. Solar panels have been installed to increase energy independence and reduce bills as well as several brand new EnergyStar-certified windows installed. Rear entrance roof was replaced 3 years ago. The current owners have restored the gardens with hardy fruit trees and bushes, perennial plants and rainwater harvesting. Plenty of bed







space for planting. This home has been well maintained and is ready for new owners.

Built in 1914

Essential Information

MLS® # A2219712 Price \$275,000

Bedrooms 4

Bathrooms 2.00

Full Baths 2

Square Footage 1,454
Acres 0.18
Year Built 1914

Type Residential
Sub-Type Detached
Style 2 Storey
Status Active

Community Information

Address 4717 52 Street
Subdivision Downtown West

City Stettler

County Stettler No. 6, County of

Province Alberta
Postal Code T0C2L1

Amenities

Parking Spaces 4

Parking Double Garage Detached

of Garages 2

Interior

Interior Features Central Vacuum

Appliances Dishwasher, Microwave, Refrigerator, Stove(s), Washer/Dryer, Window

Coverings

Heating Forced Air

Cooling None
Has Basement Yes

Basement Full, Partially Finished

Exterior

Exterior Features Other

Lot Description Back Lane, Lawn, Private

Roof Cedar Shake

Construction Vinyl Siding, Wood Frame, Wood Siding

Foundation Poured Concrete

Additional Information

Date Listed May 10th, 2025

Days on Market 163 Zoning R2

Listing Details

Listing Office Royal LePage Central

Data is supplied by Pillar 9â,¢ MLS® System. Pillar 9â,¢ is the owner of the copyright in its MLS® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â,¢. The trademarks MLS®, Multiple Listing Service® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.