

\$268,000 - 4639 54 Street, Rycroft

MLS® #A2228949

\$268,000

3 Bedroom, 3.00 Bathroom, 1,220 sqft

Residential on 0.20 Acres

NONE, Rycroft, Alberta

Corner-Lot Retreat! Nestled on a generously sized fully-fenced corner lot in the heart of Rycroft â€” the â€œHub of the Peaceâ€• and just a 45-minute drive north of Grande Prairie, on Highway 49. This nicely maintained home invites you in with pride and purpose. Key Features include: -Kitchen: warm oak cabinetry graces the kitchen, offering both function and timeless appeal. -Bed & Bath: 3 nice sized bedrooms 2 bathrooms upstairs, including a primary with a convenient 2-piece ensuite, main bathroom with double vanity and tub/shower combo, and downstairs a den and 3pc bath with shower. -Entertainment & Living: The heart of the home is the downstairs entertainment room featuring a built-in bar and a cozy gas fireplaceâ€”perfect for hosting dinners or game nights. The downstairs den adds valuable versatilityâ€”ideal for a home office, reading nook, craft area, or even a private poker or tasting room if you desire! -Outdoor Living: Composite wrap-around decking and a separate sun-filled patio with built-in fire pit on the paved patio, extend your entertaining outdoors, surrounded by low-maintenance landscaping and mature trees. -Detached Garage & Parking: Unheated two-car detached garage with electricity sits behind a paved drivewayâ€”ample space for vehicles, toys, or equipment. There is an insulated workshop at the back of the garage too! Bonus: One of the secondary bedrooms includes access to the deckâ€”a serene spot to enjoy morning coffee or read in peace. Why



Youâ€™ll Love It: Move-in Ready & Thoughtfully Designed â€“ The layout balances family living, entertaining, and productivity, all wrapped in a low-maintenance exterior. Prime Outdoor Spaces â€“ The deck and patio areas are your private oasisâ€“perfect for summers and autumn evenings alike. Room to Grow â€“ Corner lot offers space for the future (Carriage House/in-law suite possibly on top of garage?), plus mature greenery for privacy. Small-Town Charm with Big Appeal â€“ Rycroft, a tight-knit village of ~600 residents, offers a peaceful pace while remaining connected to Grande Prairie's amenities. Rycroft has an elementary school, grocery store, ball diamonds, dance studio, restaurants, a bakery and rodeo grounds with chuckwagon races every July! All within walking distance! Price simply doesnâ€™t reflect the lifestyle: refined home comfort, flexible spaces, and outdoor appealâ€“all in a thriving Northern Alberta community. To book a viewing or learn more, contact your favourite realtor today. Fridge, stove, dishwasher, washer, dryer included.

Essential Information

| | |
|----------------|-------------|
| MLS® # | A2228949 |
| Price | \$268,000 |
| Bedrooms | 3 |
| Bathrooms | 3.00 |
| Full Baths | 2 |
| Half Baths | 1 |
| Square Footage | 1,220 |
| Acres | 0.20 |
| Type | Residential |
| Sub-Type | Detached |
| Style | Bungalow |
| Status | Active |

Community Information

| | |
|-------------|-------------------------------|
| Address | 4639 54 Street |
| Subdivision | NONE |
| City | Rycroft |
| County | Spirit River No. 133, M.D. of |
| Province | Alberta |
| Postal Code | T0H 3A0 |

Amenities

| | |
|----------------|------------------------|
| Parking Spaces | 4 |
| Parking | Double Garage Detached |
| # of Garages | 2 |

Interior

| | |
|-------------------|--|
| Interior Features | Bar, No Animal Home, No Smoking Home |
| Appliances | Dishwasher, Electric Stove, Refrigerator, Washer/Dryer, Window Coverings |
| Heating | Forced Air, Natural Gas |
| Cooling | None |
| Fireplace | Yes |
| # of Fireplaces | 1 |
| Fireplaces | Basement, Gas |
| Has Basement | Yes |
| Basement | Finished, Full |

Exterior

| | |
|-------------------|---------------------------|
| Exterior Features | Fire Pit |
| Lot Description | Low Maintenance Landscape |
| Roof | Asphalt Shingle |
| Construction | Vinyl Siding |
| Foundation | Poured Concrete |

Additional Information

| | |
|----------------|----------------|
| Date Listed | June 6th, 2025 |
| Days on Market | 27 |
| Zoning | R1 |

Listing Details

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|----------------|------------|
| Listing Office | eXp Realty |
|----------------|------------|

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