

# \$279,000 - 4918 53 Avenue, Kitscoty

MLS® #A2237704

**\$279,000**

4 Bedroom, 2.00 Bathroom, 996 sqft

Residential on 0.17 Acres

Kitscoty, Kitscoty, Alberta

Welcome to a home that checks all the boxes â€” inside and out! Nestled on a beautifully landscaped lot, this renovated gem stands out with sharp Hardy Board siding, brand new shingles, and curb appeal that turns heads. The oversized concrete driveway and perfectly trimmed yard set the tone for whatâ€™s to come.

Step into the backyard and discover your private retreat: a fully fenced oasis with underground sprinklers, lush green grass, a two-tiered deck built for lounging, and a stamped patio thatâ€™s calling for late-night fires and good company. Thereâ€™s even a dedicated mulched area for your four-legged friends!

Inside, the home continues to impress. A custom navy drop zone welcomes you at the entrance â€” equal parts style and function. New vinyl plank floors stretch throughout the main level, with neutral tones giving the home a warm, modern feel. The kitchen delivers the wow factor with bright cabinetry, eye-catching tile counters, and upgraded appliances â€” all seamlessly flowing into the open-concept living and dining space.

Three generously sized bedrooms and a stunning bathroom with a full tiled shower round out the main floor. Downstairs, youâ€™ll find even more space to unwind â€” a spacious family room, a fourth bedroom, and a



luxurious bathroom featuring heated floors.

This one has it all – comfort, style, space, and an outdoor setup that’s hard to beat.

Built in 1982

**Essential Information**

MLS® #	A2237704
Price	\$279,000
Bedrooms	4
Bathrooms	2.00
Full Baths	2
Square Footage	996
Acres	0.17
Year Built	1982
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Active

**Community Information**

Address	4918 53 Avenue
Subdivision	Kitscoty
City	Kitscoty
County	Vermilion River, County of
Province	Alberta
Postal Code	T0B2P0

**Amenities**

Parking Spaces	2
Parking	Parking Pad

**Interior**

Interior Features	Built-in Features, Closet Organizers, Granite Counters, Open Floorplan
Appliances	Dishwasher, Microwave Hood Fan, Refrigerator, Stove(s), Washer/Dryer
Heating	Forced Air, Natural Gas
Cooling	None
Has Basement	Yes

Basement                      Finished, Full

**Exterior**

Exterior Features      Storage  
Lot Description        Back Yard, Front Yard, Landscaped, Lawn, Rectangular Lot, Street  
                                 Lighting, Interior Lot, Underground Sprinklers  
Roof                        Asphalt Shingle  
Construction            Composite Siding  
Foundation              Poured Concrete

**Additional Information**

Date Listed                July 9th, 2025  
Days on Market         8  
Zoning                      R1

**Listing Details**

Listing Office            LPT Realty

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