

# \$112,000 - 5305 Norfolk Avenue, Coronation

MLS® #A2238199

**\$112,000**

2 Bedroom, 1.00 Bathroom, 728 sqft

Residential on 0.20 Acres

NONE, Coronation, Alberta

Charming, Renovated Home on Three Lots with Greenhouse Oasis!

Welcome to your slice of paradise! This beautifully renovated 2-bedroom + den home is brimming with charm and modern updates, nestled on a spacious triple lot that gives you room to breathe, grow, and relax.

Step inside and be greeted by fresh new flooring, new carpet, and brand-new windows that flood the home with natural light. The open-concept living area flows seamlessly into a cozy den—perfect for a home office, hobby room, or guest space.

The green thumb's dream continues indoors with a dedicated grow room, fully equipped with lighting to jumpstart your seedlings. When they're ready to thrive, move them to the sprawling 39' x 19' greenhouse just steps from the house—perfect for year-round gardening.

Outside, the expansive yard is a homesteader's haven featuring a chicken coop, mature trees, and plenty of space to create the garden (or mini-farm!) of your dreams.

With thoughtful renovations throughout and endless opportunities for sustainable living, this gem is more than a home—it's a lifestyle.



Built in 1947

## Essential Information

MLS® #	A2238199
Price	\$112,000
Bedrooms	2
Bathrooms	1.00
Full Baths	1
Square Footage	728
Acres	0.20
Year Built	1947
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Active

## Community Information

Address	5305 Norfolk Avenue
Subdivision	NONE
City	Coronation
County	Paintearth No. 18, County of
Province	Alberta
Postal Code	T0C1C0

## Amenities

Parking Spaces	5
Parking	Off Street, RV Access/Parking, Single Garage Detached
# of Garages	1

## Interior

Interior Features	Ceiling Fan(s), Laminate Counters, No Smoking Home, Open Floorplan, Vinyl Windows
Appliances	Electric Stove, Microwave Hood Fan, Refrigerator, Washer/Dryer Stacked
Heating	Standard, Wood Stove
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Wood Burning Stove

Has Basement	Yes
Basement	Partial, Unfinished

## Exterior

Exterior Features	Garden, Rain Barrel/Cistern(s)
Lot Description	Back Lane, Back Yard, Front Yard, Garden
Roof	Asphalt Shingle
Construction	Wood Siding
Foundation	Poured Concrete

## Additional Information

Date Listed	July 8th, 2025
Days on Market	2
Zoning	R-1

## Listing Details

Listing Office	eXp Realty
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