

\$229,900 - 4802 54 Avenue, Grimshaw

MLS® #A2239450

\$229,900

3 Bedroom, 2.00 Bathroom, 1,539 sqft
Residential on 0.28 Acres

NONE, Grimshaw, Alberta

Full of Charm and Character – A Truly Unique Home! If you're tired of cookie-cutter homes and crave something with personality, warmth, and timeless charm – this is the one for you! Owning a house with this much character has never been easier! This lovingly maintained 1 ½ storey classic is brimming with rich wood accents, thoughtful details, and a cozy atmosphere that welcomes you the moment you step inside. The spacious back entryway is more than just a mudroom – it's a versatile space that could serve as a second family room, home office, or creative studio. The kitchen is a well-designed gem, making the most of every inch while providing ample storage and workspace. It flows seamlessly into the bright and cheerful dining room – perfect for gatherings or quiet family meals. Across the hall, you'll find a cozy living room anchored by a beautiful wood-burning fireplace, offering both efficient heat and that unmistakable feeling of home. Solid hardwood floors run throughout the main floor, including the in the primary bedroom. Upstairs, you'll find two more large bedrooms, full of charm and natural light – ideal for family, guests, or hobby spaces. Downstairs, the partially finished basement offers even more room to spread out, complete with a 3/4 bathroom, laundry area, cold room, and plenty of storage. Set on two private and spacious lots, this property is a gardener's paradise. Mature landscaping, established garden beds,



and a greenhouse create the perfect setting for outdoor enthusiasts. And the roomy detached double garage provides great storage and shelter for your vehicles or toys. Whether you're a lover of heritage details or simply looking for a one-of-a-kind home in a peaceful, private setting, this character-filled beauty checks all the boxes. Come see it for yourselfâ€”youâ€™ll fall in love!

Built in 1952

Essential Information

MLS® #	A2239450
Price	\$229,900
Bedrooms	3
Bathrooms	2.00
Full Baths	2
Square Footage	1,539
Acres	0.28
Year Built	1952
Type	Residential
Sub-Type	Detached
Style	1 and Half Storey
Status	Active

Community Information

Address	4802 54 Avenue
Subdivision	NONE
City	Grimshaw
County	Peace No. 135, M.D. of
Province	Alberta
Postal Code	T0H 1W0

Amenities

Utilities	Electricity Available, Natural Gas Available, Phone Available
Parking Spaces	4
Parking	Concrete Driveway, Double Garage Detached
# of Garages	2

Interior

Interior Features	Built-in Features, Laminate Counters, Pantry, Storage
Appliances	Dishwasher, Dryer, Refrigerator, Stove(s), Washer
Heating	Forced Air, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Family Room, Wood Burning
Has Basement	Yes
Basement	Full, Partially Finished

Exterior

Exterior Features	Courtyard, Garden, Private Yard, Storage
Lot Description	Back Lane, Back Yard, Few Trees, Front Yard, Fruit Trees/Shrub(s), Garden, Landscaped, Lawn, Level, Private, Rectangular Lot, Subdivided
Roof	Asphalt Shingle
Construction	Stucco
Foundation	Poured Concrete

Additional Information

Date Listed	July 13th, 2025
Days on Market	9
Zoning	R-2

Listing Details

Listing Office	RE/MAX Northern Realty
----------------	------------------------

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.