

## **\$184,900 - 4816 47 Street, Drayton Valley**

MLS® #E4446286

**\$184,900**

2 Bedroom, 1.00 Bathroom, 1,004 sqft

Single Family on 0.00 Acres

Drayton Valley, Drayton Valley, AB

Starter home or downsizing opportunity awaits in this lovely, open concept bungalow with tons of NEW!!! NEW KITCHEN. Light and bright with new flooring, paint, windows, counters cupboards, plumbing and electrical upgrades. NEW BATHROOM RENOVATION, soaker-jet tub, tile accents with MAIN floor laundry. Now you have 2 bedrooms instead of 3, but great functional spaces all on one level. NEW carpets, and upgraded insulation & 2x6 walls. Added insulation to attic. The yard has been fenced and there is an alley behind for rear access in addition to a front drive. The home is neat and clean and ready for your personal touches. This is a quiet neighbourhood in transition to younger families. Close to schools, parks and walkways. It is only a few blocks from downtown services, churches and daycare. There is room for a garage or RV if needed on this 55 ft x 125 ft lot, the zoning is for small residential, but the lots are good sizes. There is a man gate and oversized access in the back fence.

Built in 1960

### **Essential Information**

MLS® # E4446286

Price \$184,900



Bedrooms	2
Bathrooms	1.00
Full Baths	1
Square Footage	1,004
Acres	0.00
Year Built	1960
Type	Single Family
Sub-Type	Detached Single Family
Style	Bungalow
Status	Active

### Community Information

Address	4816 47 Street
Area	Drayton Valley
Subdivision	Drayton Valley
City	Drayton Valley
County	ALBERTA
Province	AB
Postal Code	T7A 1H8

### Amenities

Amenities	Off Street Parking, Dugout Basement, Exterior Walls- 2"x6", Vinyl Windows
Parking	2 Outdoor Stalls, Front Drive Access

### Interior

Appliances	Dishwasher-Built-In, Dryer, Oven-Microwave, Refrigerator, Stove-Electric, Washer
Heating	Forced Air-1, Natural Gas
Stories	1
Has Basement	Yes
Basement	See Remarks, Unfinished

### Exterior

Exterior	Wood, Stone, Stucco
Exterior Features	Back Lane, Fenced, Level Land, Low Maintenance Landscape, Playground Nearby, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Stone, Stucco

Foundation                      Concrete Perimeter, Grade Beam

**Additional Information**

Date Listed                      July 7th, 2025

Days on Market                11

Zoning                            Zone 90

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Listing information last updated on July 18th, 2025 at 3:32am MDT