

# \$234,900 - 4422 49 Avenue, St. Paul Town

MLS® #E4456908

**\$234,900**

4 Bedroom, 2.00 Bathroom, 1,006 sqft  
Single Family on 0.00 Acres

St. Paul Town, St. Paul Town, AB

Charming Bungalow in a Prime Location! This 4-bedroom home is perfectly situated within walking distance of all the local schools and just minutes from shopping, making it an ideal choice for young families. Inside, youâ€™ll find a cozy main floor layout with comfortable living spaces and a warm, welcoming atmosphere. The large basement features a spacious family roomâ€”perfect for movie nights, kidsâ€™ play, or entertaining guests. With its unbeatable location and family-friendly design, this home offers both convenience and comfort in the heart of town.

Built in 1968

## Essential Information

|                |                        |
|----------------|------------------------|
| MLS® #         | E4456908               |
| Price          | \$234,900              |
| Bedrooms       | 4                      |
| Bathrooms      | 2.00                   |
| Full Baths     | 2                      |
| Square Footage | 1,006                  |
| Acres          | 0.00                   |
| Year Built     | 1968                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | Bungalow               |
| Status         | Active                 |



## Community Information

|             |                |
|-------------|----------------|
| Address     | 4422 49 Avenue |
| Area        | St. Paul Town  |
| Subdivision | St. Paul Town  |
| City        | St. Paul Town  |
| County      | ALBERTA        |
| Province    | AB             |
| Postal Code | T0A 3A3        |

## Amenities

|           |                                                     |
|-----------|-----------------------------------------------------|
| Amenities | Fire Pit, Hot Water Natural Gas                     |
| Parking   | 2 Outdoor Stalls, Insulated, Single Garage Detached |

## Interior

|              |                                                                                                                   |
|--------------|-------------------------------------------------------------------------------------------------------------------|
| Appliances   | Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Refrigerator, Stove-Electric, Washer, Window Coverings |
| Heating      | Forced Air-1, Natural Gas                                                                                         |
| Stories      | 2                                                                                                                 |
| Has Basement | Yes                                                                                                               |
| Basement     | Full, Finished                                                                                                    |

## Exterior

|                   |                                                |
|-------------------|------------------------------------------------|
| Exterior          | Wood, Vinyl                                    |
| Exterior Features | Back Lane, Fenced, Landscaped, Shopping Nearby |
| Roof              | Asphalt Shingles                               |
| Construction      | Wood, Vinyl                                    |
| Foundation        | Concrete Perimeter                             |

## Additional Information

|                |                     |
|----------------|---------------------|
| Date Listed    | September 8th, 2025 |
| Days on Market | 58                  |
| Zoning         | Zone 60             |

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Listing information last updated on November 5th, 2025 at 9:47am MST