

# \$185,000 - 5017 48 Street, Sedgewick

MLS® #A2234634

**\$185,000**

3 Bedroom, 1.00 Bathroom, 1,276 sqft

Residential on 0.14 Acres

Sedgewick, Sedgewick, Alberta

Charming Starter Home or Retirement Property in Sedgewick. This cozy home offers great potential for first-time buyers or those looking to downsize. Featuring 1 bedroom on the main level and 2 bedrooms upstairs, it provides plenty of space for comfort and privacy. The open-concept living room, dining, and kitchen area is perfect for entertaining or relaxing with family. The laundry facilities are conveniently located between the main floor and the basement, with potential for an easy reconfiguration to suit your preferences. Outside, enjoy a fully fenced yard, ideal for pets or outdoor activities. A detached single heated garage provides additional storage or workspace, while the spacious driveway offers ample room for RV parking. If you're looking for a property that combines practicality with cozy charm, this home is an excellent choice!

Built in 1922

## Essential Information

MLS® #	A2234634
Price	\$185,000
Bedrooms	3
Bathrooms	1.00
Full Baths	1
Square Footage	1,276
Acres	0.14
Year Built	1922



Type	Residential
Sub-Type	Detached
Style	1 and Half Storey
Status	Active

### Community Information

Address	5017 48 Street
Subdivision	Sedgewick
City	Sedgewick
County	Flagstaff County
Province	Alberta
Postal Code	T0B 4C0

### Amenities

Parking Spaces	4
Parking	Off Street, RV Access/Parking, Single Garage Detached
# of Garages	1

### Interior

Interior Features	See Remarks
Appliances	Central Air Conditioner, Refrigerator, Stove(s), Washer/Dryer
Heating	Forced Air, Natural Gas
Cooling	Central Air
Has Basement	Yes
Basement	Partial, Unfinished

### Exterior

Exterior Features	Other
Lot Description	Back Lane, Back Yard, Front Yard, Landscaped, Lawn, Standard Shaped Lot
Roof	Metal
Construction	Wood Frame
Foundation	Poured Concrete

### Additional Information

Date Listed	June 26th, 2025
Days on Market	4
Zoning	R1

### Listing Details

Listing Office

Coldwell Banker Ontrack Realty

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