

\$399,900 - 5515 52 Avenue close, Innisfail

MLS® #A2251131

\$399,900

3 Bedroom, 3.00 Bathroom, 1,295 sqft

Residential on 0.06 Acres

Dodds Lake, Innisfail, Alberta

Welcome to this charming and spacious 3-bedroom, 3-bath, bungalow style half duplex located in a quiet close near Dodd's Lake. Thoughtfully designed with an open-concept layout and high ceilings, this home offers a warm and inviting atmosphere with beautiful hardwood floors throughout the main living area.

The upper level features a bright and airy living space, a well-appointed kitchen with plenty of cabinetry, and a generous dining area that flows seamlessly into the living room—perfect for relaxing or entertaining. The spacious primary bedroom is conveniently located on the main floor, complete with large walk in closet and 3 pcs ensuite.

Downstairs, you'll find two additional bedrooms, a full bathroom, and a cozy rec room—all fully developed and ideal for family, guests, or home office needs.

Enjoy your morning coffee on the covered front deck or take in the peaceful views from your oversized, fully fenced backyard that backs onto a serene treed area frequented by local wildlife—your own private nature retreat!

Additional features include an attached single garage, ample storage, and a fantastic location just steps from Dodd's Lake and close to parks, trails, and all amenities.



Built in 2008

Essential Information

MLS® #	A2251131
Price	\$399,900
Bedrooms	3
Bathrooms	3.00
Full Baths	3
Square Footage	1,295
Acres	0.06
Year Built	2008
Type	Residential
Sub-Type	Semi Detached
Style	Side by Side, Bungalow
Status	Active

Community Information

Address	5515 52 Avenue
Subdivision	Dodds Lake
City	Innisfail
County	Red Deer County
Province	Alberta
Postal Code	T4G 1G6

Amenities

Parking Spaces	2
Parking	Garage Door Opener, Garage Faces Front, Single Garage Attached
# of Garages	1

Interior

Interior Features	Ceiling Fan(s), Closet Organizers, High Ceilings, Kitchen Island, Open Floorplan, Vinyl Windows, Walk-In Closet(s)
Appliances	Dishwasher, Garage Control(s), Microwave Hood Fan, Refrigerator, Stove(s), Washer/Dryer
Heating	Forced Air, Natural Gas
Cooling	None
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	Rain Gutters
Lot Description	Backs on to Park/Green Space, Landscaped, Lawn, No Neighbours Behind
Roof	Asphalt Shingle
Construction	Concrete, Vinyl Siding, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	August 25th, 2025
Days on Market	15
Zoning	R2

Listing Details

Listing Office	RE/MAX real estate central alberta
----------------	------------------------------------

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.