# \$69,000 - 5028 53 Avenue, Girouxville

MLS® #A2219040

### \$69,000

3 Bedroom, 2.00 Bathroom, 1,152 sqft Residential on 0.16 Acres

NONE, Girouxville, Alberta

Small town, affordable living in quiet Girouxville, Alberta. This 1981 mobile home is ready for a new owner. At one end are two bedrooms and a full bathroom, then an eat-in kitchen that flows into the living room and a laundry room. On the opposite end of the home is a master bedroom with a 4-piece bathroom. Upgrades include a newer furnace and hot water tank, roofing shingles, plumbing, and paint. Outside, there is plenty of room for a garden and a parking area. Text or call to arrange a viewing.





Built in 1981

#### **Essential Information**

MLS® # A2219040

Price \$69,000

Bedrooms 3

Bathrooms 2.00

Full Baths 2

Square Footage 1,152

Acres 0.16

Year Built 1981

Type Residential

Sub-Type Detached

Style Bungalow

Status Active

# **Community Information**

Address 5028 53 Avenue

Subdivision NONE

City Girouxville

County Smoky River No. 130, M.D. of

Province Alberta
Postal Code T0H 1S0

#### **Amenities**

Utilities Electricity Connected, Natural Gas Connected, Sewer Connected, Water

Connected

Parking Spaces 2

Parking Off Street

#### Interior

Interior Features See Remarks

Appliances Electric Range, Refrigerator, Washer/Dryer, Window Coverings

Heating Forced Air, Natural Gas

Cooling None
Basement None

#### **Exterior**

Exterior Features None

Lot Description Back Lane, Back Yard, Lawn, Pie Shaped Lot

Roof Asphalt Shingle

Construction Aluminum Siding, Vinyl Siding, Wood Frame

Foundation Piling(s)

#### **Additional Information**

Date Listed May 8th, 2025

Days on Market 182 Zoning Res

## **Listing Details**

Listing Office Royal LePage Valley Realty

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