

# \$249,999 - 5711 50a Avenue, Stettler

MLS® #A2227317

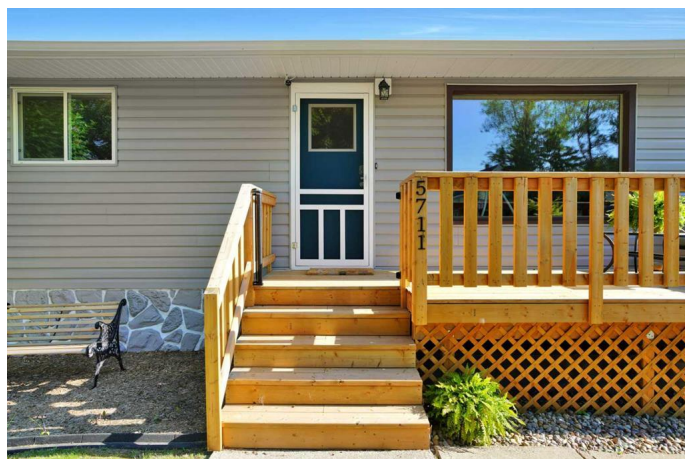
**\$249,999**

2 Bedroom, 1.00 Bathroom, 798 sqft

Residential on 0.15 Acres

Rosedale, Stettler, Alberta

Welcome to 5711 50A Avenue, an updated bungalow perfectly situated on a quiet street and within walking distance to schools and downtown Stettler. This move-in ready home offers a thoughtful blend of traditional charm and modern updates, making it an ideal choice for first-time buyers, downsizers, or small families. The fully renovated main floor features a bright, modern kitchen complete with white cabinetry and under cabinet lighting, a stylish tile backsplash and updated countertops including sink and faucet. The kitchen is open to the dining area, which offers access to a back deck and yard. Just across the dining space, the living room is filled with natural light and provides a cozy spot to relax. Down the hall, you'll find two comfortable bedrooms and a new 4-piece bathroom with updated fixtures and a clean, fresh aesthetic. Throughout the main floor, updates include new flooring, trim, lighting, and fresh paint, giving the entire space a cohesive look. Most of the vinyl windows have been updated, contributing to improved energy efficiency. The partially finished basement offers a third bedroom and room to customize—a great opportunity for creating a comfortable flex space, home office, or gym. Additional upgrades made in recent years include a newer furnace and hot water tank, shingles, siding and new front and side decks. The 8x12 shed, built in 2022, provides convenient outdoor storage, while the fully fenced backyard features low-maintenance



landscaping, alley access, and a gravel parking pad for playground/trampoline, RV or trailer storage. With all major updates already taken care of and a location that's close to everything, this charming home is ready for its next chapter. Don't miss the opportunity to make 5711 50A Avenue yours!

Built in 1964

**Essential Information**

|                |             |
|----------------|-------------|
| MLS® #         | A2227317    |
| Price          | \$249,999   |
| Bedrooms       | 2           |
| Bathrooms      | 1.00        |
| Full Baths     | 1           |
| Square Footage | 798         |
| Acres          | 0.15        |
| Year Built     | 1964        |
| Type           | Residential |
| Sub-Type       | Detached    |
| Style          | Bungalow    |
| Status         | Active      |

**Community Information**

|             |                           |
|-------------|---------------------------|
| Address     | 5711 50a Avenue           |
| Subdivision | Rosedale                  |
| City        | Stettler                  |
| County      | Stettler No. 6, County of |
| Province    | Alberta                   |
| Postal Code | T0C 2L2                   |

**Amenities**

|                |                                |
|----------------|--------------------------------|
| Parking Spaces | 4                              |
| Parking        | Parking Pad, RV Access/Parking |

**Interior**

|                   |                                                                   |
|-------------------|-------------------------------------------------------------------|
| Interior Features | Laminate Counters, Pantry                                         |
| Appliances        | Electric Stove, Microwave, Range Hood, Refrigerator, Washer/Dryer |

|              |                          |
|--------------|--------------------------|
| Heating      | Forced Air               |
| Cooling      | None                     |
| Has Basement | Yes                      |
| Basement     | Full, Partially Finished |

## Exterior

|                   |                                                 |
|-------------------|-------------------------------------------------|
| Exterior Features | None                                            |
| Lot Description   | Back Lane, Back Yard, Low Maintenance Landscape |
| Roof              | Asphalt Shingle                                 |
| Construction      | Vinyl Siding                                    |
| Foundation        | Poured Concrete                                 |

## Additional Information

|                |                |
|----------------|----------------|
| Date Listed    | June 3rd, 2025 |
| Days on Market | 19             |
| Zoning         | R2             |

## Listing Details

|                |            |
|----------------|------------|
| Listing Office | CIR Realty |
|----------------|------------|

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.