

# \$112,000 - 5305 Norfolk Avenue, Coronation

MLS® #A2238199

**\$112,000**

2 Bedroom, 1.00 Bathroom, 728 sqft

Residential on 0.20 Acres

NONE, Coronation, Alberta

Charming, Renovated Home on Three Lots with Greenhouse Oasis!

Welcome to your slice of paradise! This beautifully renovated 2-bedroom + den home is brimming with charm and modern updates, nestled on a spacious triple lot that gives you room to breathe, grow, and relax.

Step inside and be greeted by fresh new flooring, new carpet, and brand-new windows that flood the home with natural light. The open-concept living area flows seamlessly into a cozy den—perfect for a home office, hobby room, or guest space.

The green thumb's dream continues indoors with a dedicated grow room, fully equipped with lighting to jumpstart your seedlings. When they're ready to thrive, move them to the sprawling 39' x 19' greenhouse just steps from the house—perfect for year-round gardening.

Outside, the expansive yard is a homesteader's haven featuring a chicken coop, mature trees, and plenty of space to create the garden (or mini-farm!) of your dreams.

With thoughtful renovations throughout and endless opportunities for sustainable living, this gem is more than a home—it's a lifestyle.



Built in 1947

## Essential Information

MLS® #	A2238199
Price	\$112,000
Bedrooms	2
Bathrooms	1.00
Full Baths	1
Square Footage	728
Acres	0.20
Year Built	1947
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Active

## Community Information

Address	5305 Norfolk Avenue
Subdivision	NONE
City	Coronation
County	Paintearth No. 18, County of
Province	Alberta
Postal Code	T0C1C0

## Amenities

Parking Spaces	5
Parking	Off Street, RV Access/Parking, Single Garage Detached
# of Garages	1

## Interior

Interior Features	Ceiling Fan(s), Laminate Counters, No Smoking Home, Open Floorplan, Vinyl Windows
Appliances	Electric Stove, Microwave Hood Fan, Refrigerator, Washer/Dryer Stacked
Heating	Standard, Wood Stove
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Wood Burning Stove

Has Basement	Yes
Basement	Partial, Unfinished

## Exterior

Exterior Features	Garden, Rain Barrel/Cistern(s)
Lot Description	Back Lane, Back Yard, Front Yard, Garden
Roof	Asphalt Shingle
Construction	Wood Siding
Foundation	Poured Concrete

## Additional Information

Date Listed	July 8th, 2025
Days on Market	14
Zoning	R-1

## Listing Details

Listing Office	eXp Realty
----------------	------------

Data is supplied by Pillar 9â„¢ MLSÂ® System. Pillar 9â„¢ is the owner of the copyright in its MLSÂ® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLSÂ®, Multiple Listing ServiceÂ® 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.