

\$334,900 - 4615 48 Avenue, Innisfail

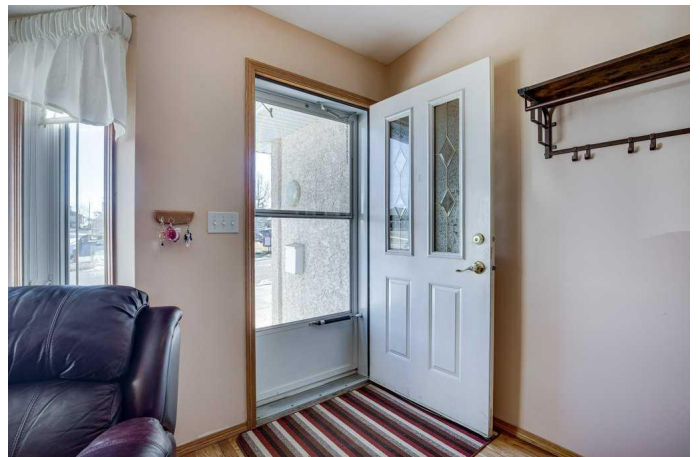
MLS® #A2198080

\$334,900

3 Bedroom, 3.00 Bathroom, 1,219 sqft
Residential on 0.07 Acres

Central Innisfail, Innisfail, Alberta

Immaculate Bungalow – Ideal for a small Family Seniors & Downsizers! Located within walking distance to downtown amenities and parks, this beautifully maintained home offers over 1,200 sq. ft. of comfortable main-floor living. The thoughtfully designed layout provides a seamless flow between the living room, dining area, and kitchen, creating a bright and inviting space. The kitchen features stainless steel appliances, a Bosch dishwasher, a double-oven stove with a ceramic cooktop, a ceramic sink, ample cabinetry, and an eat-up bar for casual dining. The main floor includes two bedrooms, including the primary suite with a 3-piece ensuite, plus a 4-piece main bathroom. Main-floor laundry adds extra convenience. A garden door from the second bedroom (currently being used as an office) opens to the beautifully landscaped backyard, offering a peaceful retreat. The almost fully finished basement extends the living space with a spacious rec room featuring a character-rich shiplap pinewood ceiling, an additional bedroom, a recently updated 3-piece bathroom with a large walk-in shower, and plenty of storage. Additional highlights include a single attached garage, off-street parking via the back alley, a storage shed, a gas line for the BBQ, and a well-maintained yard. The home’s flooring is a mix of vinyl, hardwood, and carpet, and the furnace has been recently serviced and is in excellent condition. A perfect blend of comfort,



convenience, and qualityâ€”this home is a must-see!

Built in 1997

Essential Information

MLS® #	A2198080
Price	\$334,900
Bedrooms	3
Bathrooms	3.00
Full Baths	3
Square Footage	1,219
Acres	0.07
Year Built	1997
Type	Residential
Sub-Type	Semi Detached
Style	Bungalow, Side by Side
Status	Active

Community Information

Address	4615 48 Avenue
Subdivision	Central Innisfail
City	Innisfail
County	Red Deer County
Province	Alberta
Postal Code	T4G 1V5

Amenities

Parking Spaces	2
Parking	Single Garage Attached
# of Garages	1

Interior

Interior Features	Ceiling Fan(s), Laminate Counters, Open Floorplan
Appliances	Dishwasher, Electric Stove, Garage Control(s), Refrigerator, Washer/Dryer
Heating	Forced Air
Cooling	None
Has Basement	Yes

Basement Full, Partially Finished

Exterior

Exterior Features Other, Storage

Lot Description Back Lane, Back Yard, Few Trees, Low Maintenance Landscape

Roof Asphalt Shingle

Construction Stucco, Wood Siding

Foundation Poured Concrete

Additional Information

Date Listed March 6th, 2025

Days on Market 8

Zoning R-3

Listing Details

Listing Office Royal LePage Network Realty Corp.

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.