

## \$250,000 - 5145 49 Avenue, Millet

MLS® #E4439747

**\$250,000**

4 Bedroom, 2.50 Bathroom, 1,136 sqft

Single Family on 0.00 Acres

Millet, Millet, AB

Welcome to this extremely well-maintained bungalow, nestled in a peaceful cul-de-sac and lovingly cared for by the original owner. Step into the front entry that opens to a bright & inviting liv rm/din rm combination, featuring gleaming newer HW fls. The updated kitch boasts classic white cabinetry, ample counter space, & a clean, functional layout perfect for home cooking & entertaining. Down the hall, youâ€™ll find 2 comfortable secondary bdrms & a 4pc bath. The private primary bedroom includes a walk-in closet and a convenient 2pc ensuite. The basement offers a separate entrance and excellent suite potential. A 4th bedroom & a 3pc bathroom are already in place, while the remaining space is ready for your personal design touch. Enjoy outdoor living on the wraparound deck, ideal for relaxing with your favorite beverage. The fenced yd features 3 storage sheds & plenty of room to build a garage. Numerous upgrades have been completed over the yrs, including windows, siding, fls, kitch, baths, HWT & sidewalks

Built in 1978

### Essential Information

MLS® # E4439747

Price \$250,000



|                |                        |
|----------------|------------------------|
| Bedrooms       | 4                      |
| Bathrooms      | 2.50                   |
| Full Baths     | 2                      |
| Half Baths     | 1                      |
| Square Footage | 1,136                  |
| Acres          | 0.00                   |
| Year Built     | 1978                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | Bungalow               |
| Status         | Active                 |

### Community Information

|             |                |
|-------------|----------------|
| Address     | 5145 49 Avenue |
| Area        | Millet         |
| Subdivision | Millet         |
| City        | Millet         |
| County      | ALBERTA        |
| Province    | AB             |
| Postal Code | T0C 1Z0        |

### Amenities

|           |                                                  |
|-----------|--------------------------------------------------|
| Amenities | On Street Parking, Deck, No Smoking Home         |
| Parking   | 2 Outdoor Stalls, Rear Drive Access, See Remarks |

### Interior

|                   |                                                                                                                                       |
|-------------------|---------------------------------------------------------------------------------------------------------------------------------------|
| Interior Features | ensuite bathroom                                                                                                                      |
| Appliances        | Dishwasher-Built-In, Dryer, Fan-Ceiling, Freezer, Refrigerator, Storage Shed, Stove-Electric, Washer, Window Coverings, TV Wall Mount |
| Heating           | Forced Air-1, Natural Gas                                                                                                             |
| Stories           | 2                                                                                                                                     |
| Has Basement      | Yes                                                                                                                                   |
| Basement          | Full, Partially Finished                                                                                                              |

### Exterior

|                   |                                                                                                           |
|-------------------|-----------------------------------------------------------------------------------------------------------|
| Exterior          | Wood, Metal                                                                                               |
| Exterior Features | Airport Nearby, Back Lane, Cul-De-Sac, Fenced, Fruit Trees/Shrubs, Landscaped, Playground Nearby, Schools |
| Roof              | Asphalt Shingles                                                                                          |

|              |                    |
|--------------|--------------------|
| Construction | Wood, Metal        |
| Foundation   | Concrete Perimeter |

**Additional Information**

|                |                |
|----------------|----------------|
| Date Listed    | May 31st, 2025 |
| Days on Market | 15             |
| Zoning         | Zone 80        |

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Listing information last updated on June 15th, 2025 at 12:02pm MDT