

# \$109,900 - 5016 49 Avenue, Forestburg

MLS® #A2203111

**\$109,900**

2 Bedroom, 1.00 Bathroom, 940 sqft

Residential on 0.14 Acres

Forestburg, Forestburg, Alberta

Cute & cozy is the only way to describe this property in Forestburg. The home has 2 bedrooms, a large living room, good sized kitchen and a 4pc bathroom. The basement is wide open so you could easily have another bedroom and family room. Outside there is a large backyard with access to the alley so there is plenty of room to build a garage. What are you waiting for?

Built in 1948

## Essential Information

MLS® #	A2203111
Price	\$109,900
Bedrooms	2
Bathrooms	1.00
Full Baths	1
Square Footage	940
Acres	0.14
Year Built	1948
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Active

## Community Information

Address	5016 49 Avenue
Subdivision	Forestburg
City	Forestburg



County	Flagstaff County
Province	Alberta
Postal Code	T0B 1N0

### Amenities

Parking Spaces	4
Parking	Off Street

### Interior

Interior Features	See Remarks
Appliances	Microwave, Refrigerator, Stove(s), Washer/Dryer
Heating	Forced Air
Cooling	None
Has Basement	Yes
Basement	Full, Unfinished

### Exterior

Exterior Features	Other
Lot Description	Back Lane, Back Yard, Few Trees, Front Yard, Lawn
Roof	Asphalt Shingle
Construction	Wood Frame
Foundation	Poured Concrete

### Additional Information

Date Listed	March 17th, 2025
Days on Market	147
Zoning	R1

### Listing Details

Listing Office	Coldwell Banker Ontrack 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.