

# \$107,000 - 5130 50 Avenue, Berwyn

MLS® #A2234376

**\$107,000**

2 Bedroom, 1.00 Bathroom, 730 sqft

Residential on 0.13 Acres

N/A, Berwyn, Alberta

This charming 2 bedroom, 1 bathroom home in Berwyn is clean, tidy, and move in ready. Built in 1945, it features a well-laid-out interior that makes the most of its space. Enjoy the convenience of a fenced lot and double detached garage on a corner lot. The lovely yard is complete with an apple tree, crab apple tree, Nanking cherry tree, as well as an established garden space, perfect for those who appreciate a bit of homegrown produce. A great option for first-time buyers, retirees, or anyone looking to downsize in a quiet community. This community and the surrounding area has lots to offer including lakes perfect for camping, recreation and fishing just a short drive away! Quick possession is available.

Check out the 360 tours now available in the media section, floor plans are in the photos section!

Built in 1945

## Essential Information

|                |           |
|----------------|-----------|
| MLS® #         | A2234376  |
| Price          | \$107,000 |
| Bedrooms       | 2         |
| Bathrooms      | 1.00      |
| Full Baths     | 1         |
| Square Footage | 730       |
| Acres          | 0.13      |
| Year Built     | 1945      |



|          |             |
|----------|-------------|
| Type     | Residential |
| Sub-Type | Detached    |
| Style    | Bungalow    |
| Status   | Active      |

### Community Information

|             |                        |
|-------------|------------------------|
| Address     | 5130 50 Avenue         |
| Subdivision | N/A                    |
| City        | Berwyn                 |
| County      | Peace No. 135, M.D. of |
| Province    | Alberta                |
| Postal Code | T0H 0E0                |

### Amenities

|                |                        |
|----------------|------------------------|
| Parking Spaces | 2                      |
| Parking        | Double Garage Detached |
| # of Garages   | 2                      |

### Interior

|                   |                                            |
|-------------------|--------------------------------------------|
| Interior Features | Ceiling Fan(s)                             |
| Appliances        | Electric Stove, Refrigerator, Washer/Dryer |
| Heating           | Forced Air, Natural Gas                    |
| Cooling           | None                                       |
| Has Basement      | Yes                                        |
| Basement          | Crawl Space, None                          |

### Exterior

|                   |                                                            |
|-------------------|------------------------------------------------------------|
| Exterior Features | Garden                                                     |
| Lot Description   | Landscaped, Lawn, Corner Lot, Fruit Trees/Shrub(s), Garden |
| Roof              | Asphalt Shingle                                            |
| Construction      | Vinyl Siding                                               |
| Foundation        | Poured Concrete, Perimeter Wall                            |

### Additional Information

|                |                 |
|----------------|-----------------|
| Date Listed    | June 25th, 2025 |
| Days on Market | 44              |
| Zoning         | RG              |

### Listing Details

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