

\$249,900 - 220 48520 Hwy 2 A, Kavanagh

MLS® #E4429797

\$249,900

2 Bedroom, 1.50 Bathroom, 1,080 sqft

Single Family on 0.00 Acres

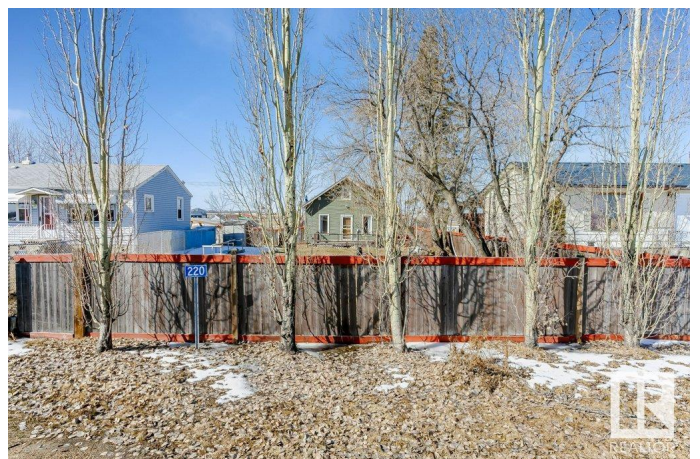
Kavanagh, Kavanagh, AB

Welcome to Kavanagh. Just 5 minutes south of Leduc you will find this gem ready for the first-time buyer or investor. This 1942 built house sits on a huge lot ,all of lot 7 and part of lot 6. The house has been upgraded with newer siding, shingless, furnace, hot water tank and AC. There is a well, septic plus municipal sewer . The house has 2 bedrooms 1.5 bathrooms, a large kitchen and living room. Large deck on front and back of house. Yard is denced. Room to build a garage and enjoy living in this great hamlet. House and contents are sold as is.

Built in 1942

Essential Information

MLS® #	E4429797
Price	\$249,900
Bedrooms	2
Bathrooms	1.50
Full Baths	1
Half Baths	1
Square Footage	1,080
Acres	0.00
Year Built	1942
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey



Status Active

Community Information

Address 220 48520 Hwy 2 A
Area Kavanagh
Subdivision Kavanagh
City Kavanagh
County ALBERTA
Province AB
Postal Code T4X 2V4

Amenities

Amenities Off Street Parking, Air Conditioner, Crawl Space, Deck
Parking See Remarks

Interior

Appliances Air Conditioning-Central, Dishwasher-Built-In, Storage Shed,
 Stove-Electric
Heating Forced Air-1, Natural Gas
Stories 2
Has Basement Yes
Basement None, No Basement

Exterior

Exterior Wood, Vinyl
Exterior Features Airport Nearby, Fenced, Flat Site, Low Maintenance Landscape,
 Schools, Shopping Nearby
Roof Asphalt Shingles
Construction Wood, Vinyl
Foundation Block

Additional Information

Date Listed April 8th, 2025
Days on Market 27
Zoning Zone 80

DATA IS DEEMED RELIABLE BUT IS NOT GUARANTEED ACCURATE BY THE REALTORS® ASSOCIATION OF EDMONTON. COPYRIGHT 2025 BY THE REALTORS® ASSOCIATION OF EDMONTON. ALL RIGHTS RESERVED.Trademarks are owned or controlled by the Canadian Real Estate Association (CREA) and identify real estate professionals who are members of CREA (REALTOR®, REALTORS®) and/or the quality of services they provide (MLS®, Multiple Listing Service®)
Listing information last updated on May 4th, 2025 at 11:17pm MDT