

\$279,000 - 5302 56 Street, St. Paul Town

MLS® #E4435689

\$279,000

3 Bedroom, 2.00 Bathroom, 1,577 sqft

Single Family on 0.00 Acres

St. Paul Town, St. Paul Town, AB

This well-maintained split-level home in St. Paul is situated on a large corner lot and offers a spacious 3150 sq ft of living space and plenty of character. The main level features a large front living area that could act as either a living room or dining room with a beautiful fireplace built into a stone wall that wraps around to a large eat-in kitchen. Entertain friends and family in the spacious family/rec room on the first lower level, with a wet bar area or retreat to the top floor featuring 3 good-sized bedrooms, including the primary with walk-in closet. The basement level provides options for additional living space with a full bathroom, additional storage including a cold room/wine cellar, an office space and a gorgeous fireplace. An attached double garage has walk-in access to the basement, and is heated and insulated; attached is an enclosed sun room which provides more options for entertaining or just enjoying your ample outdoor space. The yard has mature trees and is fully landscaped.

Built in 1978

Essential Information

MLS® # E4435689

Price \$279,000

Bedrooms 3



| | |
|----------------|------------------------|
| Bathrooms | 2.00 |
| Full Baths | 2 |
| Square Footage | 1,577 |
| Acres | 0.00 |
| Year Built | 1978 |
| Type | Single Family |
| Sub-Type | Detached Single Family |
| Style | 4 Level Split |
| Status | Active |

Community Information

| | |
|-------------|----------------|
| Address | 5302 56 Street |
| Area | St. Paul Town |
| Subdivision | St. Paul Town |
| City | St. Paul Town |
| County | ALBERTA |
| Province | AB |
| Postal Code | T0A 3A1 |

Amenities

| | |
|-----------|------------------------|
| Amenities | Bar, Sunroom |
| Parking | Double Garage Attached |

Interior

| | |
|--------------|--|
| Appliances | Dryer, Garage Control, Garage Opener, Garburator, Refrigerator, Storage Shed, Stove-Electric, Washer, Window Coverings |
| Heating | Baseboard, Natural Gas |
| Fireplace | Yes |
| Fireplaces | Masonry |
| Stories | 3 |
| Has Basement | Yes |
| Basement | Full, Partially Finished |

Exterior

| | |
|-------------------|---|
| Exterior | Wood, Brick, Stucco |
| Exterior Features | Corner Lot, Golf Nearby, Landscaped, No Back Lane |
| Roof | Asphalt Shingles |
| Construction | Wood, Brick, Stucco |
| Foundation | Concrete Perimeter |

Additional Information

Date Listed May 9th, 2025
Days on Market 89
Zoning Zone 60

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