

\$240,000 - 4337 49 Avenue, St. Paul Town

MLS® #E4447824

\$240,000

5 Bedroom, 2.00 Bathroom, 1,176 sqft

Single Family on 0.00 Acres

St. Paul Town, St. Paul Town, AB

Great Location! This bi-level has 5 bedrooms and 2 bathrooms and a cozy sunroom. With lots of natural light the main floor has three bedrooms and one bathroom, a kitchen with an eating bar as well as a large living room and a dining room that walks out into the sunroom. The basement has large windows that also offer a fair amount of natural light in. You will find two more bedrooms and a nice family room with a brick facing wood burning fireplace with built-in cedar shelving and accents in the basement as well as lots of storage. The sunroom looks into a backyard that offers a great private space for you and your family. With well established trees and a 6' wood fence. The yard also has a fenced dog run and a sandbox! The home is located walking distance from schools and shopping and St. Paul's beautiful Lagasse Park. This home is ready and waiting for its next owners!

Built in 1971

Essential Information

MLS® #	E4447824
Price	\$240,000
Bedrooms	5
Bathrooms	2.00
Full Baths	2
Square Footage	1,176



Acres	0.00
Year Built	1971
Type	Single Family
Sub-Type	Detached Single Family
Style	Bi-Level
Status	Active

Community Information

Address	4337 49 Avenue
Area	St. Paul Town
Subdivision	St. Paul Town
City	St. Paul Town
County	ALBERTA
Province	AB
Postal Code	T0A 3A3

Amenities

Amenities	Off Street Parking, On Street Parking, Deck, Dog Run-Fenced In, Fire Pit, Sunroom, Wood Windows, Natural Gas BBQ Hookup
Parking	Double Garage Detached, Parking Pad Cement/Paved, Rear Drive Access

Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Microwave Hood Fan, Refrigerator, Storage Shed, Stove-Electric, Washer, Window Coverings
Heating	Forced Air-1, Natural Gas
Stories	2
Has Basement	Yes
Basement	Full, Finished

Exterior

Exterior	Wood
Exterior Features	Back Lane, Corner Lot, Fenced, Landscaped, Playground Nearby, Private Setting, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood
Foundation	Concrete Perimeter

Additional Information

Date Listed July 14th, 2025

Days on Market 70

Zoning Zone 60

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 September 22nd, 2025 at 3:02am MDT