

\$168,000 - 4927 46 Avenue, Spirit River

MLS® #A2257602

\$168,000

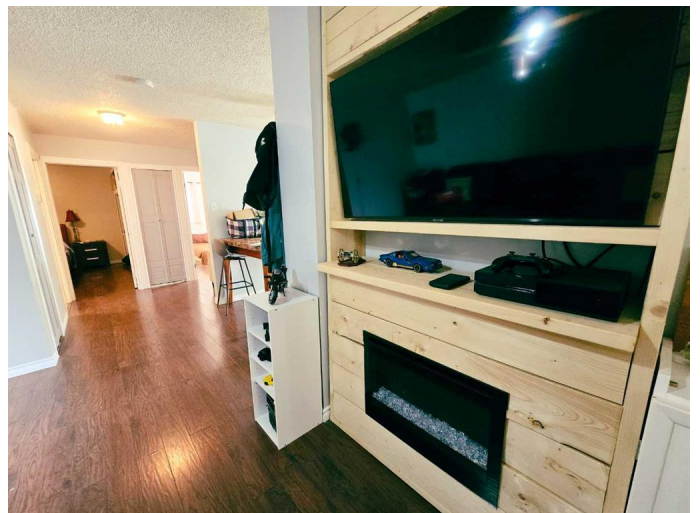
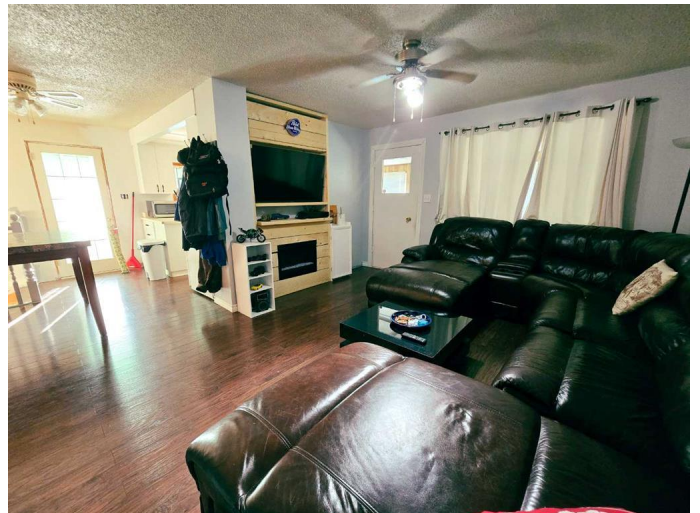
3 Bedroom, 2.00 Bathroom, 838 sqft

Residential on 0.11 Acres

NONE, Spirit River, Alberta

Welcome to Your Next Chapter in the Heart of Spirit River! This charming and versatile home offers the perfect blend of comfort, potential, and location. Upstairs, you'll find two generously sized bedrooms, a full 4-piece bathroom, and a cozy layout that's perfect for young families or couples. The fully finished basement features a private walk-out entrance to the attached single garage and includes a spacious bedroom, a full bathroom, and a kitchenette—ideal for a mother-in-law suite, guest space, or future rental income. Whether you're looking to accommodate extended family or offset your mortgage, this home gives you options. The attached single garage offers great storage space or room for the handy person in your life. Outside, the low-maintenance backyard with a firepit and twinkle lights is perfect for hosting summer evenings with friends and family. There's even back alley access and additional parking, making it easy for guests or tenants. The home boasts a durable metal roof, a newer hot water tank, and low-maintenance finishes—giving you peace of mind for years to come. Located just steps from downtown, schools, and shopping, this home is situated in a family-friendly community known for its welcoming atmosphere! Contact your favorite realtor today for your private showing, before it's gone.

Built in 1982



Essential Information

MLS® #	A2257602
Price	\$168,000
Bedrooms	3
Bathrooms	2.00
Full Baths	2
Square Footage	838
Acres	0.11
Year Built	1982
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Active

Community Information

Address	4927 46 Avenue
Subdivision	NONE
City	Spirit River
County	Spirit River No. 133, M.D. of
Province	Alberta
Postal Code	T0H 3G0

Amenities

Parking Spaces	3
Parking	Parking Pad, Single Garage Attached
# of Garages	1

Interior

Interior Features	Ceiling Fan(s), No Animal Home, See Remarks
Appliances	Dishwasher, Electric Range, Electric Stove, Garage Control(s), Refrigerator, Washer/Dryer
Heating	Forced Air
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Electric, Living Room
Has Basement	Yes
Basement	Exterior Entry, Finished, Full, Walk-Out

Exterior

Exterior Features	Fire Pit, Garden, Lighting, Private Entrance, Private Yard
Lot Description	Back Lane, Back Yard, Low Maintenance Landscape, Private
Roof	Metal
Construction	Vinyl Siding
Foundation	Wood

Additional Information

Date Listed	September 16th, 2025
Days on Market	12
Zoning	RES

Listing Details

Listing Office	eXp 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.