

# \$274,900 - 4, 5135 53 Street, Lacombe

MLS® #A2191106

## \$274,900

2 Bedroom, 2.00 Bathroom, 634 sqft  
Residential on 0.03 Acres

Downtown Lacombe, Lacombe, Alberta

~ BRAND NEW TOWNHOUSE in a very desired area in BEAUTIFUL LACOMBE.~ Walking distance to all city amenities, bus routes and schools. This well known builder WOLOWSKI DEVELOPMENTS takes pride in quality over quantity. Built to perfection, with ICF foundation, sump pump, high efficient LENOX FURNACE, 50 gallon hot water tank (John Wood) and LUXURY VINYL PLANK flooring throughout. Bright spacious OPEN floorplan, Main floor features a WHITE KITCHEN, pantry, Island, dining room and large living room, There is a 2 piece powder room, and coat closet. Basement has 2 large bedrooms, a four piece bath and laundry room. MOVE IN READY!!

Built in 2024

### Essential Information

MLS® #	A2191106
Price	\$274,900
Bedrooms	2
Bathrooms	2.00
Full Baths	1
Half Baths	1
Square Footage	634
Acres	0.03
Year Built	2024
Type	Residential
Sub-Type	Row/Townhouse



Style	Bi-Level
Status	Active

### Community Information

Address	4, 5135 53 Street
Subdivision	Downtown Lacombe
City	Lacombe
County	Lacombe
Province	Alberta
Postal Code	T4L1J7

### Amenities

Parking Spaces	2
Parking	Off Street, Parking Pad, Paved

### Interior

Interior Features	Kitchen Island, Open Floorplan, Pantry, Sump Pump(s)
Appliances	Dishwasher, Microwave Hood Fan
Heating	Forced Air, Natural Gas
Cooling	None
Has Basement	Yes
Basement	Finished, Full

### Exterior

Exterior Features	Other
Lot Description	Rectangular Lot
Roof	Asphalt Shingle
Construction	Stone, Vinyl Siding
Foundation	ICF Block

### Additional Information

Date Listed	January 30th, 2025
Days on Market	42
Zoning	R5

### Listing Details

Listing Office	RE/MAX real estate central alberta
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