

# \$334,900 - 4615 48 Avenue, Innisfail

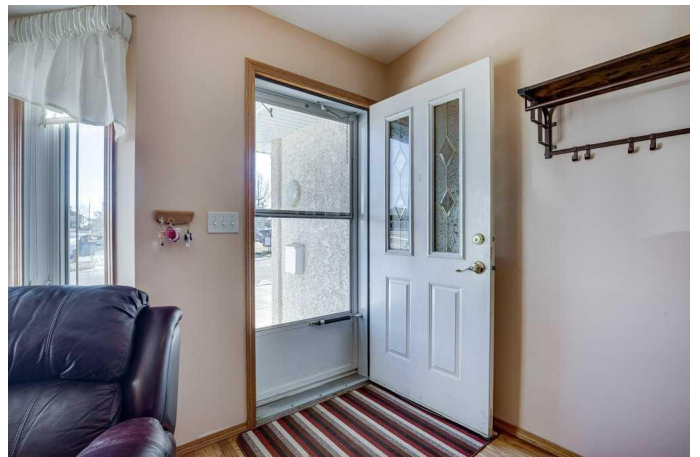
MLS® #A2198080

**\$334,900**

3 Bedroom, 3.00 Bathroom, 1,219 sqft  
Residential on 0.07 Acres

Central Innisfail, Innisfail, Alberta

Immaculate Bungalow – Ideal for a small Family Seniors & Downsizers! Located within walking distance to downtown amenities and parks, this beautifully maintained home offers over 1,200 sq. ft. of comfortable main-floor living. The thoughtfully designed layout provides a seamless flow between the living room, dining area, and kitchen, creating a bright and inviting space. The kitchen features stainless steel appliances, a Bosch dishwasher, a double-oven stove with a ceramic cooktop, a ceramic sink, ample cabinetry, and an eat-up bar for casual dining. The main floor includes two bedrooms, including the primary suite with a 3-piece ensuite, plus a 4-piece main bathroom. Main-floor laundry adds extra convenience. A garden door from the second bedroom (currently being used as an office) opens to the beautifully landscaped backyard, offering a peaceful retreat. The almost fully finished basement extends the living space with a spacious rec room featuring a character-rich shiplap pinewood ceiling, an additional bedroom, a recently updated 3-piece bathroom with a large walk-in shower, and plenty of storage. Additional highlights include a single attached garage, off-street parking via the back alley, a storage shed, a gas line for the BBQ, and a well-maintained yard. The home’s flooring is a mix of vinyl, hardwood, and carpet, and the furnace has been recently serviced and is in excellent condition. A perfect blend of comfort,



convenience, and qualityâ€”this home is a must-see!

Built in 1997

### Essential Information

MLS® #	A2198080
Price	\$334,900
Bedrooms	3
Bathrooms	3.00
Full Baths	3
Square Footage	1,219
Acres	0.07
Year Built	1997
Type	Residential
Sub-Type	Semi Detached
Style	Bungalow, Side by Side
Status	Active

### Community Information

Address	4615 48 Avenue
Subdivision	Central Innisfail
City	Innisfail
County	Red Deer County
Province	Alberta
Postal Code	T4G 1V5

### Amenities

Parking Spaces	2
Parking	Single Garage Attached
# of Garages	1

### Interior

Interior Features	Ceiling Fan(s), Laminate Counters, Open Floorplan
Appliances	Dishwasher, Electric Stove, Garage Control(s), Refrigerator, Washer/Dryer
Heating	Forced Air
Cooling	None
Has Basement	Yes

Basement Full, Partially Finished

## Exterior

Exterior Features Other, Storage

Lot Description Back Lane, Back Yard, Few Trees, Low Maintenance Landscape

Roof Asphalt Shingle

Construction Stucco, Wood Siding

Foundation Poured Concrete

## Additional Information

Date Listed March 6th, 2025

Days on Market 8

Zoning R-3

## Listing Details

Listing Office Royal LePage Network Realty Corp.

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