

# \$249,000 - 4807 51 Street, Fort Vermilion

MLS® #A2194971

**\$249,000**

5 Bedroom, 1.00 Bathroom, 1,080 sqft

Residential on 0.39 Acres

NONE, Fort Vermilion, Alberta

Nestled in the heart of Fort Vermilion, this charming bungalow sits on a massive fenced lot, just steps from the breathtaking Peace River. The spacious main floor offers three bedrooms, a full bath, and an inviting open-concept living, dining, and kitchen area, perfect for entertaining or cozy nights in. Step outside onto the wraparound deck, where you can enjoy the peace and quiet of evening sunsets in your expansive outdoor living space. The basement is nearly complete and features 2 bedrooms, a laundry room and a 3 piece bathroom. The main area features a wood stove for additional heating source. A detached garage provides sheltered parking, with front and back alley access for added convenience. Ideally located near schools, the grocery store, and the hospital, this home is a rare find in a fantastic location. Don't miss out—come see if this charming bungalow is the perfect fit for you!

Built in 1985

## Essential Information

|                |           |
|----------------|-----------|
| MLS® #         | A2194971  |
| Price          | \$249,000 |
| Bedrooms       | 5         |
| Bathrooms      | 1.00      |
| Full Baths     | 1         |
| Square Footage | 1,080     |
| Acres          | 0.39      |



|            |             |
|------------|-------------|
| Year Built | 1985        |
| Type       | Residential |
| Sub-Type   | Detached    |
| Style      | Bungalow    |
| Status     | Active      |

### Community Information

|             |                  |
|-------------|------------------|
| Address     | 4807 51 Street   |
| Subdivision | NONE             |
| City        | Fort Vermilion   |
| County      | Mackenzie County |
| Province    | Alberta          |
| Postal Code | T0H1N0           |

### Amenities

|                |                        |
|----------------|------------------------|
| Parking Spaces | 5                      |
| Parking        | Single Garage Detached |
| # of Garages   | 1                      |

### Interior

|                   |                                                        |
|-------------------|--------------------------------------------------------|
| Interior Features | Ceiling Fan(s), Closet Organizers, Vinyl Windows       |
| Appliances        | Dishwasher, Electric Stove, Refrigerator, Washer/Dryer |
| Heating           | Forced Air, Natural Gas, Wood Stove                    |
| Cooling           | None                                                   |
| Fireplace         | Yes                                                    |
| # of Fireplaces   | 1                                                      |
| Fireplaces        | Wood Burning Stove                                     |
| Has Basement      | Yes                                                    |
| Basement          | Full, Partially Finished                               |

### Exterior

|                   |                                                       |
|-------------------|-------------------------------------------------------|
| Exterior Features | Private Entrance, Private Yard, Rain Gutters, Storage |
| Lot Description   | Back Lane, Back Yard, City Lot                        |
| Roof              | Asphalt Shingle                                       |
| Construction      | Wood Frame, Veneer                                    |
| Foundation        | Poured Concrete, Wood                                 |

### Additional Information

|             |                     |
|-------------|---------------------|
| Date Listed | February 15th, 2025 |
|-------------|---------------------|

|                |      |
|----------------|------|
| Days on Market | 63   |
| Zoning         | H-R1 |

## **Listing Details**

|                |                       |
|----------------|-----------------------|
| Listing Office | RE/MAX Grande Prairie |
|----------------|-----------------------|

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