

# \$80,000 - 4810 52 Avenue, Rimbey

MLS® #A2195194

**\$80,000**

2 Bedroom, 1.00 Bathroom, 874 sqft

Residential on 0.17 Acres

NONE, Rimbey, Alberta

Discover the potential in this 874 sq. ft. home in Rimbey, Alberta! Featuring 2 bedrooms and 1 bathroom, this cozy property sits on a spacious yard, offering plenty of room for outdoor activities or future development. The home is in need of some TLC, with no active heating, some water damage, and areas of mould present. However, with a durable metal roof and solid bones, this could be a great investment or renovation project. Located in a quiet community with nearby amenities, this property is priced to reflect the work required. A great opportunity for the right buyer!

Built in 1951

## Essential Information

MLS® #	A2195194
Price	\$80,000
Bedrooms	2
Bathrooms	1.00
Full Baths	1
Square Footage	874
Acres	0.17
Year Built	1951
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Active

## Community Information



Address	4810 52 Avenue
Subdivision	NONE
City	Rimbey
County	Ponoka County
Province	Alberta
Postal Code	T0C2J0

### **Amenities**

Parking Spaces	4
Parking	Off Street

### **Interior**

Interior Features	See Remarks
Appliances	None
Heating	Forced Air
Cooling	None
Has Basement	Yes
Basement	Partial, Unfinished

### **Exterior**

Exterior Features	None
Lot Description	Back Lane, Back Yard, Landscaped
Roof	Metal
Construction	Wood Frame
Foundation	Block

### **Additional Information**

Date Listed	March 3rd, 2025
Days on Market	8
Zoning	R2

### **Listing Details**

Listing Office	Royal LePage Network Realty Corp.
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