

5102 60TH Avenue
Vegreville, Alberta

MLS # A2305012



\$299,900

Division:	Vegreville		
Type:	Residential/House		
Style:	Bi-Level		
Size:	988 sq.ft.	Age:	1975 (51 yrs old)
Beds:	3	Baths:	2
Garage:	Off Street, Single Garage Detached		
Lot Size:	0.15 Acre		
Lot Feat:	Back Lane, Back Yard, Backs on to Park/Green Space, Landscaped, No Neig		

Heating:	Forced Air, Natural Gas	Water:	-
Floors:	Carpet, Linoleum	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full	LLD:	-
Exterior:	Wood Frame	Zoning:	R1
Foundation:	Poured Concrete	Utilities:	-
Features:	Central Vacuum, No Smoking Home, See Remarks		

Inclusions: Fridge, Stove, Dishwasher, Microwave, AC (as is)

Immaculate bi-level home nestled in a quiet, family-friendly neighborhood, backing onto peaceful green space for added privacy and a true acreage-like feel. Thoughtfully designed with low-maintenance landscaping and a fully fenced yard, this property offers both comfort and convenience. Offering 988 sq ft of beautifully maintained living space, this home features two spacious bedrooms upstairs, a large, well-appointed bathroom, and rich hardwood flooring throughout the bright living room. Extensively updated over the years, improvements include newer doors and windows, New Hot water tank, updated paint, and modern cabinetry. The fully developed lower level adds exceptional versatility with a cozy gas fireplace, a generous laundry room, and option for a second kitchen—perfect for extended family or added functionality. Outside, you’ll find an oversized single detached garage, two storage sheds, a large rear deck, and underground sprinkler systems in both the front and backyard. The fully fenced yard offers back lane access with ample space for RV parking. A truly turnkey property that has been meticulously cared for—this one is not to be missed.