

\$174,500 - 4909 50 Street, Sedgewick

MLS® #A2235310

\$174,500

5 Bedroom, 3.00 Bathroom, 1,098 sqft

Residential on 0.14 Acres

Sedgewick, Sedgewick, Alberta

Welcome to this inviting and well-maintained bungalow located in a vibrant, thriving community. With its spacious layout, functional basement suite, and large backyard, this property offers both a comfortable family home with extra space with the illegal basement suite!

This home offers three spacious bedrooms on the main floor, including a primary bedroom with a convenient two-piece ensuite. You'll also find a well-appointed four-piece bathroom on the main floor. The living area boasts laminate flooring throughout, enhancing the home's easy to clean appeal. The eat-in kitchen is perfect for family meals and gatherings, while the living room features large windows that fill the space with natural light. Step outside through the front door to enjoy the immense deck, ideal for relaxing or entertaining. Access to the illegal basement suite is available through a side entrance located under the carport. This versatile suite includes two bedrooms, a three-piece bathroom, a laundry room, a large living room, and an eat-in kitchen that comes fully equipped with appliances, offering excellent potential! The backyard provides RV parking and additional access, with plenty of space to potentially add a garage in the future. Located in a thriving community, this home is just minutes away from K-12 schools, multiple gas stations, dining options, a dental office, a drug store, a grocery store, a recreation center, ball diamonds, an off-leash dog park, and a



campground with a splash park. Additionally, youâ€™ll find hair salons and a hospital and clinic just a short five-minute drive away.

Built in 1978

Essential Information

MLS® #	A2235310
Price	\$174,500
Bedrooms	5
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,098
Acres	0.14
Year Built	1978
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Active

Community Information

Address	4909 50 Street
Subdivision	Sedgewick
City	Sedgewick
County	Flagstaff County
Province	Alberta
Postal Code	T0B4C0

Amenities

Parking Spaces	2
Parking	Carport, Covered

Interior

Interior Features	Ceiling Fan(s), Vinyl Windows
Appliances	Dishwasher, Electric Stove, Microwave, Refrigerator, Washer/Dryer, Window Coverings
Heating	Forced Air, Natural Gas
Cooling	None

Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	Other
Lot Description	Back Lane, Back Yard
Roof	Asphalt
Construction	Wood Frame, Wood Siding
Foundation	Poured Concrete

Additional Information

Date Listed	June 27th, 2025
Days on Market	10
Zoning	R2

Listing Details

Listing Office	Coldwell Banker Battle River Realty
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