

## \$374,900 - 5016 54 Avenue, Gibbons

MLS® #E4441478

**\$374,900**

5 Bedroom, 2.50 Bathroom, 1,184 sqft

Single Family on 0.00 Acres

Gibbons, Gibbons, AB

Upgraded 1,187 sq ft bungalow in William Park, Gibbons! This bright family-friendly home offers a spacious 26x24 detached garage with 220 wiring, front driveway, and a large fenced backyard perfect for gatherings. The kitchen overlooks the yard with ceramic flooring and dining area. Enjoy hardwood floors and a newer front window. The modern 4-pc bath has a large tub. The primary bedroom has a 2-pc ensuite, and two front bedrooms feature newer windows. The fully finished basement includes two extra bedrooms, a 3-pc bath, storage, and an open family room. Furnace is newer, brand new HWT, and roof recently upgraded. Walk to parks, the skatepark, Gibbons School, Arena, Community Centre, and scenic trails. Perfect for growing families! Seller is offering one year of free property taxes as an incentive – a \$3,010.47 savings!

Built in 1976

### Essential Information

MLS® #	E4441478
Price	\$374,900
Bedrooms	5
Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	1,184



Acres	0.00
Year Built	1976
Type	Single Family
Sub-Type	Detached Single Family
Style	Bungalow
Status	Active

### Community Information

Address	5016 54 Avenue
Area	Gibbons
Subdivision	Gibbons
City	Gibbons
County	ALBERTA
Province	AB
Postal Code	T0A 1N0

### Amenities

Amenities	Detectors Smoke, Gazebo, Hot Tub, Hot Water Natural Gas, No Smoking Home, R.V. Storage, Vinyl Windows
Parking	220 Volt Wiring, Double Garage Detached, Front Drive Access, Over Sized, RV Parking, See Remarks

### Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Garage Control, Garage Opener, Refrigerator, Stove-Electric, Washer, TV Wall Mount, Hot Tub
Heating	Forced Air-1, Natural Gas
Stories	2
Has Basement	Yes
Basement	Full, Finished

### Exterior

Exterior	Wood, Stucco
Exterior Features	Cross Fenced, Fenced, Flat Site, Low Maintenance Landscape, Playground Nearby, Schools
Roof	Asphalt Shingles
Construction	Wood, Stucco
Foundation	Concrete Perimeter

### School Information

Elementary	Landing Trail
Middle	Gibbons school
High	Sturgeon composite

### **Additional Information**

Date Listed	June 10th, 2025
Days on Market	26
Zoning	Zone 62

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