

\$349,000 - 4907 51 Avenue, Bon Accord

MLS® #E4440351

\$349,000

3 Bedroom, 1.50 Bathroom, 1,399 sqft
Single Family on 0.00 Acres

Bon Accord, Bon Accord, AB

Investor alert!! Opportunity knocks in this 3 bedroom 1400 sq.ft bungalow! Setup to have a large 3 bedroom suite or 2 separate suites in the basement! Rental income will pay the mortgage! The foundation, 2 furnaces, industrial sized hot water tank, electrical panel and driveway are all brand new!! Complete the suite or suites to your liking. Upstairs is the bright, massive eat-in kitchen with plenty of maple cabinets, upgraded S.S. appliances including gas stove, large living space with deck, 3 bedrooms and 2 bathrooms. The 2 pce bath has the laundry room as well as plenty of cabinets. The whole main floor was just freshly painted. Outside is the expansive lot with a just poured driveway and plenty of room to add a garage! Act fast!!

Built in 1985

Essential Information

| | |
|----------------|-----------|
| MLS® # | E4440351 |
| Price | \$349,000 |
| Bedrooms | 3 |
| Bathrooms | 1.50 |
| Full Baths | 1 |
| Half Baths | 1 |
| Square Footage | 1,399 |
| Acres | 0.00 |



| | |
|------------|------------------------|
| Year Built | 1985 |
| Type | Single Family |
| Sub-Type | Detached Single Family |
| Style | Raised Bungalow |
| Status | Active |

Community Information

| | |
|-------------|----------------|
| Address | 4907 51 Avenue |
| Area | Bon Accord |
| Subdivision | Bon Accord |
| City | Bon Accord |
| County | ALBERTA |
| Province | AB |
| Postal Code | T0A 0K0 |

Amenities

| | |
|-----------|---------------------------------------|
| Amenities | Deck, No Animal Home, No Smoking Home |
| Parking | Parking Pad Cement/Paved |

Interior

| | |
|--------------|---|
| Appliances | Dishwasher-Built-In, Dryer, Refrigerator, Stove-Gas, Washer |
| Heating | Forced Air-1, Natural Gas |
| Stories | 1 |
| Has Basement | Yes |
| Basement | Full, Unfinished |

Exterior

| | |
|-------------------|--|
| Exterior | Wood, Vinyl |
| Exterior Features | Golf Nearby, No Back Lane, Shopping Nearby |
| Roof | Asphalt Shingles |
| Construction | Wood, Vinyl |
| Foundation | Concrete Perimeter |

Additional Information

| | |
|----------------|----------------|
| Date Listed | June 4th, 2025 |
| Days on Market | 40 |
| Zoning | Zone 61 |

DATA IS DEEMED RELIABLE BUT IS NOT GUARANTEED ACCURATE BY THE REALTORS® ASSOCIATION OF EDMONTON. COPYRIGHT 2025 BY THE REALTORS® ASSOCIATION OF EDMONTON. ALL RIGHTS RESERVED. Trademarks are owned or controlled by the Canadian Real Estate Association (CREA) and identify real

estate professionals who are members of CREA (REALTOR®®, REALTORS®®) and/or the quality of services they provide (MLS®®, Multiple Listing Service®®)

Listing information last updated on July 14th, 2025 at 3:47pm MDT