



**5228 42 Street Close
Ponoka, Alberta**

MLS # A2302182



\$580,000

Division:	Riverside		
Type:	Residential/House		
Style:	Acreage with Residence, Bungalow		
Size:	1,622 sq.ft.	Age:	1950 (76 yrs old)
Beds:	6	Baths:	3
Garage:	Double Garage Detached, Off Street, Parking Pad		
Lot Size:	1.00 Acre		
Lot Feat:	Back Yard, Brush, Gentle Sloping, Many Trees, No Neighbours Behind, Private		

Heating:	Fireplace(s), Forced Air	Water:	Well
Floors:	Carpet, Hardwood, Laminate, Linoleum, Vinyl Plank	Sewer:	Public Sewer
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full	LLD:	-
Exterior:	Vinyl Siding	Zoning:	R1
Foundation:	Other, Poured Concrete	Utilities:	-
Features:	Kitchen Island, No Smoking Home, Open Floorplan, Vaulted Ceiling(s), Vinyl Windows		

Inclusions: None

Tucked away on a quiet dead-end street, with a fully treed lot beside it…. this unique property offers rare privacy and a true country feel—right in town. Completely renovated top to bottom, this home features a bright, open main floor with vaulted ceilings, a stunning kitchen, 3-sided fireplace, and a spacious primary suite with ensuite and deck access. There are an additional 2 bedrooms and full bathroom and laundry upstairs giving you MAIN LEVEL LIVING. In the past 3 years the basement has been extensively renovated with new bedrooms, a beautiful kitchen, living space, laundry and bathroom – all with walkout access to the backyard. The property is serviced by its own well and municipal sewer, and features a super-sized 27x28 detached garage, plus ample off-street parking. There is tons of room to build another detached garage in the back for the hobbyist in your life! Extensively renovated inside and out—windows, roof, siding, insulation, drywall, fixtures, and more—this is a truly move-in-ready, one-of-a-kind property.