



GRASSROOTS
REALTY GROUP

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5015 53 Street
Eckville, Alberta

MLS # A2329189



\$385,000

Division:	NONE		
Type:	Residential/House		
Style:	Bungalow		
Size:	1,268 sq.ft.	Age:	1980 (46 yrs old)
Beds:	3	Baths:	2 full / 1 half
Garage:	Double Garage Detached		
Lot Size:	0.19 Acre		
Lot Feat:	Landscaped, Private		

Heating:	Forced Air, Natural Gas	Water:	-
Floors:	Vinyl Plank	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full	LLD:	-
Exterior:	Wood Frame	Zoning:	R1
Foundation:	Poured Concrete	Utilities:	-
Features:	Dry Bar		

Inclusions: Pool table, dry bar,

Welcome home to the charming community of Eckville, perfectly situated halfway between Red Deer and Rocky Mountain House and just 15 minutes from beautiful Sylvan Lake. This welcoming three-bedroom home offers the perfect blend of small-town living, comfort, and convenience—with immediate possession available so you can settle in right away. Step inside to a bright and inviting living room, where a cozy gas fireplace creates the perfect gathering place for family and friends. The spacious layout continues with a beautifully developed basement, providing plenty of room for a growing family, a recreation area, home office, or guest space along with a cold room, den and a 2 piece bathroom. One of the home's standout features is the gorgeous sunroom overlooking the backyard—a peaceful place to enjoy your morning coffee, unwind with a good book, or entertain throughout the seasons. Outside, you'll appreciate the oversized double detached garage, offering ample room for vehicles, hobbies, and extra storage. Major exterior updates, including newer siding, shingles, eavestroughs, and most windows, provide added peace of mind and lasting value. Whether you're buying your first home, raising a family, or simply looking to enjoy the friendly atmosphere of a close-knit community, this property is ready to welcome you home.