

\$255,000 - 5427 49 Street, Provost

MLS® #A2246474

\$255,000

4 Bedroom, 2.00 Bathroom, 988 sqft
Residential on 0.13 Acres

Provost, Provost, Alberta

Step into this beautifully maintained 4-bedroom home featuring two newly renovated bathrooms, offering the ideal combination of comfort, practicality, and outdoor appeal—all set on a spacious lot. This property features a detached two-car garage with a parking pad, providing ample space for vehicles and storage. Inside, you'll find a good-sized living room—ideal for relaxing or entertaining guests—and a cozy kitchen complete with wood countertops that add warmth and character. The home also includes a full basement, partially finished, giving you the opportunity to add your personal touch and transform the space to suit your needs—whether it's a home gym, media room, or additional living area. Step outside to enjoy a large, fully fenced backyard, perfect for kids, pets, or summer gatherings. A natural gas BBQ hookup makes outdoor entertaining easy and enjoyable.

Weeping tile / back filled crushed rock - done 2013

Built in 1962

Essential Information

MLS® #	A2246474
Price	\$255,000
Bedrooms	4
Bathrooms	2.00
Full Baths	2



Square Footage	988
Acres	0.13
Year Built	1962
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Active

Community Information

Address	5427 49 Street
Subdivision	Provost
City	Provost
County	Provost No. 52, M.D. of
Province	Alberta
Postal Code	T0B3S0

Amenities

Parking Spaces	4
Parking	Double Garage Detached, Parking Pad
# of Garages	2

Interior

Interior Features	Ceiling Fan(s), Sump Pump(s), Vinyl Windows, Wood Counters
Appliances	Dishwasher, Dryer, Microwave, Oven, Refrigerator, Washer
Heating	Forced Air
Cooling	Central Air
Has Basement	Yes
Basement	Full, Partially Finished

Exterior

Exterior Features	BBQ gas line, Fire Pit, Private Yard, Rain Barrel/Cistern(s), Rain Gutters, Storage
Lot Description	Back Yard, Front Yard, Rectangular Lot
Roof	Metal
Construction	Vinyl Siding
Foundation	Poured Concrete

Additional Information

Date Listed	August 7th, 2025
-------------	------------------

Days on Market 13

Zoning R1

Listing Details

Listing Office RE/MAX BAUGHAN REALTY

Data is supplied by Pillar 9â„¸ MLSÂ® System. Pillar 9â„¸ is the owner of the copyright in its MLSÂ® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¸. The trademarks MLSÂ®, Multiple Listing ServiceÂ® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.