

# \$375,000 - 5213 49 Avenue, Ponoka

MLS® #A2262450

## \$375,000

4 Bedroom, 2.00 Bathroom, 921 sqft  
Residential on 0.15 Acres

Central Ponoka, Ponoka, Alberta

This beautifully renovated 921 sq ft bungalow has undergone a major transformation, both inside and out. The redesigned floor plan includes relocated stairs to maximize storage and improve flow, creating comfortable, functional living spaces throughout. The home offers 4 bedrooms and 2 full bathrooms, with an open-concept main floor featuring a stunning kitchen with granite countertops, an island, and a bright bay window in the dining area. A cozy gas fireplace with a stone front anchors the living room, complemented by rustic reclaimed grain elevator timbers showcased throughout the main level, including the custom fireplace mantle. The home also features all-new windows and retains the charm of its original hardwood flooring. The fully developed basement provides a generous family area, two additional bedrooms, a full bath, and a large laundry room complete with a soaker sink, upright freezer, and abundant storage. A water softener and reverse osmosis system serve both the main and lower levels. Outside, the oversized lot offers exceptional versatility with a 24' x 28' heated garage featuring new over head doors and (4) 220 volt plugs. Additional 19' x 32' workshop accessible from both the garage and yard. The workshop is equipped with (2)220 volt plugs, in-floor heat and a 2-piece bath (with space for a shower), making it ideal for a home-based business, studio, or potential additional living space (with municipal approval). All of this



and still plenty of yard space for play or entertaining. Front curved driveway offers extra parking behind street and garage parking. Located close to schools and shopping. This property is truly a rare findâ€”perfectly combining modern upgrades, rustic charm, and functional flexibility.

Built in 1953

**Essential Information**

|                |             |
|----------------|-------------|
| MLS® #         | A2262450    |
| Price          | \$375,000   |
| Bedrooms       | 4           |
| Bathrooms      | 2.00        |
| Full Baths     | 2           |
| Square Footage | 921         |
| Acres          | 0.15        |
| Year Built     | 1953        |
| Type           | Residential |
| Sub-Type       | Detached    |
| Style          | Bungalow    |
| Status         | Active      |

**Community Information**

|             |                |
|-------------|----------------|
| Address     | 5213 49 Avenue |
| Subdivision | Central Ponoka |
| City        | Ponoka         |
| County      | Ponoka County  |
| Province    | Alberta        |
| Postal Code | T4J 1J1        |

**Amenities**

|                |                                                                              |
|----------------|------------------------------------------------------------------------------|
| Parking Spaces | 2                                                                            |
| Parking        | Double Garage Detached, Garage Door Opener, Heated Garage, Garage Faces Rear |
| # of Garages   | 2                                                                            |

**Interior**

|                   |                                                                                                        |
|-------------------|--------------------------------------------------------------------------------------------------------|
| Interior Features | Granite Counters, Kitchen Island, Open Floorplan, Storage                                              |
| Appliances        | Dishwasher, Freezer, Microwave, Refrigerator, Stove(s), Washer/Dryer, Water Softener, Window Coverings |
| Heating           | Fireplace(s), Forced Air                                                                               |
| Cooling           | None                                                                                                   |
| Fireplace         | Yes                                                                                                    |
| # of Fireplaces   | 1                                                                                                      |
| Fireplaces        | Gas, Living Room, Mantle, Glass Doors                                                                  |
| Has Basement      | Yes                                                                                                    |
| Basement          | Finished, Full                                                                                         |

## Exterior

|                   |                                               |
|-------------------|-----------------------------------------------|
| Exterior Features | Private Yard, Storage                         |
| Lot Description   | Back Yard, Corner Lot, Front Yard, Landscaped |
| Roof              | Asphalt Shingle                               |
| Construction      | Stucco, Wood Frame                            |
| Foundation        | Poured Concrete                               |

## Additional Information

|                |                   |
|----------------|-------------------|
| Date Listed    | October 6th, 2025 |
| Days on Market | 4                 |
| Zoning         | R2                |

## Listing Details

|                |                                    |
|----------------|------------------------------------|
| Listing Office | RE/MAX real estate central alberta |
|----------------|------------------------------------|

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