



## 5226 46 Avenue St. Paul Town AB

\$264,900

Well Cared for and Ready for You to Move in! Just a block from the swimming pool & library, this 4 bedroom home is great for family living. Upstairs, the kitchen and dining area are open & bright, great for entertaining. The gas stove is just what the chef ordered. The front living room allows for tons of light. Hardwood flooring and lino make these high traffic areas easy care and low maintenance. The master features a cozy 2 pc ensuite. Downstairs boasts a welcoming family room with corner fireplace and wet bar. The massive rec room is perfect for whatever you need it to be, an exercise room, hobby room, games room, you name it. Outside is fully fenced for the little ones and pets. There's plenty of extra storage with 2 sheds and a double garage. With the Golf Course, groceries and gas station all just a couple blocks away, it makes for a great location to live.

Listing Presented By:



Originally Listed by:  
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