# \$349,900 - 4625 46 Ave, St. Paul Town

MLS® #E4418434

#### \$349,900

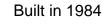
4 Bedroom, 3.00 Bathroom, 1,492 sqft Single Family on 0.00 Acres

St. Paul Town, St. Paul Town, AB

Charming 3-bedroom home located in the desirable Southeast St. Paul, AB area. This lovely property features 3 bedrooms on the main floor with an additional bedroom downstairs. The spacious kitchen and dining room area is perfect for entertaining and opens up to a beautiful backyard deck, ideal for outdoor gatherings. Enjoy the privacy of a fenced yard and the convenience of a double attached garage. The nicely finished basement adds extra living space and versatility to the home. With a total of 1492 sq ft, this property offers comfort and style in a great location.







#### **Essential Information**

MLS® #	E4418434
Price	\$349,900
Bedrooms	4
Bathrooms	3.00
Full Baths	3
Square Footage	1,492
Acres	0.00
Year Built	1984
Туре	Single Family
Sub-Type	Detached Single Family
Style	Bungalow
Status	Active



## **Community Information**

Address	4625 46 Ave
Area	St. Paul Town
Subdivision	St. Paul Town
City	St. Paul Town
County	ALBERTA
Province	AB
Postal Code	T0A 3A3

#### Amenities

Amenities	Deck, Fire Pit
Parking	Double Garage Attached

### Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Refrigerator, Stove-Electric, Window Coverings
Heating	Forced Air-1, Natural Gas
Stories	2
Has Basement	Yes
Basement	Full, Finished

## Exterior

Exterior	Wood, Brick, Vinyl
Exterior Features	Back Lane, Fenced, Landscaped
Roof	Asphalt Shingles
Construction	Wood, Brick, Vinyl
Foundation	Concrete Perimeter

## **Additional Information**

Date Listed	January 15th, 2025
Days on Market	94
Zoning	Zone 60

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Listing information last updated on April 19th, 2025 at 4:32am MDT