

# \$189,900 - 204, 4516 47 Street, Innisfail

MLS® #A2234040

**\$189,900**

4 Bedroom, 1.00 Bathroom, 1,210 sqft

Residential on 0.05 Acres

Eastgate, Innisfail, Alberta

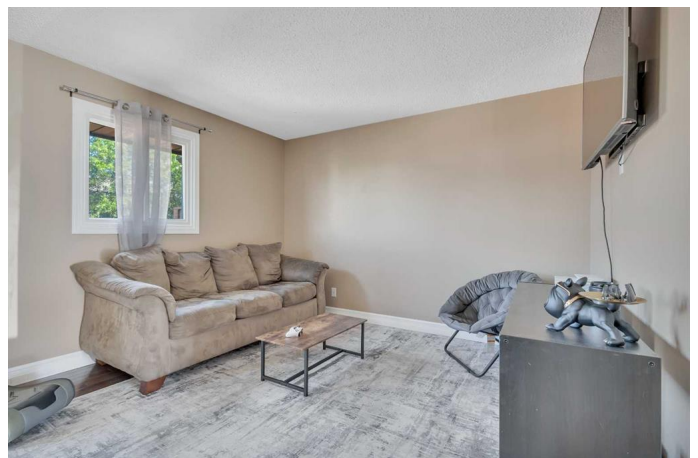
Visit REALTOR® website for additional information. Step into this bright & beautifully updated 2-storey townhouse in Innisfail that checks all the boxes with 2 powered stalls, private backyard, recent updates & a green space behind. With a cheerful open-concept floor plan, hardwood floors, plus modern updates, this is a perfect family home. The main level features a welcoming living space that flows seamlessly into the kitchen and dining area— with a sliding glass door that opens to your private fenced backyard and patio, perfect for morning coffee or BBQs. Upstairs, find 3 spacious bedrooms & a stylishly updated bathroom, while the partially finished basement has a fourth bedroom, laundry & extra space for guests, a home office, or workout zone. Enjoy the peaceful green space

behind and low condo fees that make life easier and more affordable. This is the perfect place to call home!

Built in 1979

## Essential Information

|            |           |
|------------|-----------|
| MLS® #     | A2234040  |
| Price      | \$189,900 |
| Bedrooms   | 4         |
| Bathrooms  | 1.00      |
| Full Baths | 1         |



|                |               |
|----------------|---------------|
| Square Footage | 1,210         |
| Acres          | 0.05          |
| Year Built     | 1979          |
| Type           | Residential   |
| Sub-Type       | Row/Townhouse |
| Style          | Townhouse     |
| Status         | Active        |

### Community Information

|             |                     |
|-------------|---------------------|
| Address     | 204, 4516 47 Street |
| Subdivision | Eastgate            |
| City        | Innisfail           |
| County      | Red Deer County     |
| Province    | Alberta             |
| Postal Code | T4G 1P5             |

### Amenities

|                |         |
|----------------|---------|
| Amenities      | Parking |
| Parking Spaces | 2       |
| Parking        | Stall   |

### Interior

|                   |   |
|-------------------|---|
| Interior Features | Open Floorplan, Pantry, Soaking Tub, Laminate Counters                        |
| Appliances        | Dishwasher, Microwave, Range Hood, Refrigerator, Washer/Dryer, Electric Range |
| Heating           | Forced Air  |
| Cooling           | None  |
| Fireplaces        | None  |
| # of Stories      | 2   |
| Has Basement      | Yes   |
| Basement          | Full, Partially Finished  |

### Exterior

|                   |  |
|-------------------|--|
| Exterior Features | Private Yard, Rain Gutters   |
| Lot Description   | Back Yard, Backs on to Park/Green Space, Front Yard, Landscaped, Lawn, Level, Street Lighting, Cul-De-Sac, Standard Shaped Lot |
| Roof              | Asphalt Shingle  |
| Construction      | Concrete, Vinyl Siding, Wood Frame, Brick  |
| Foundation        | Poured Concrete  |

## Additional Information

|                |                 |
|----------------|-----------------|
| Date Listed    | June 24th, 2025 |
| Days on Market | 82              |
| Zoning         | R-3             |

## Listing Details

|                |                       |
|----------------|-----------------------|
| Listing Office | PG Direct Realty Ltd. |
|----------------|-----------------------|

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