

\$201,500 - 4932 46 Avenue, St. Paul Town

MLS® #E4434591

\$201,500

3 Bedroom, 1.50 Bathroom, 762 sqft

Single Family on 0.00 Acres

St. Paul Town, St. Paul Town, AB

Looking for easy living or a potential rental income? This 3-bed, 1.5-bath duplex is the perfect fit! Featuring a single attached garage, this home combines modern convenience with timeless design. The open layout is bright and airy, with a spacious living area that flows seamlessly into the kitchen, complete with a large island and walk-in pantry—ideal for cooking and entertaining. All three bedrooms and laundry are located in the fully finished basement, maximizing space and functionality. The master bedroom includes a luxurious walk-in closet, adding both style and practicality. With two bathrooms featuring modern fixtures, comfort is guaranteed. Outside, enjoy a low-maintenance yard, a serene deck for relaxing or hosting BBQs, and a brand-new shed for extra storage. This home is a blend of comfort, style, and convenience—whether you’re looking to settle in or generate income, it’s an excellent opportunity!

Built in 2010

Essential Information

| | |
|-----------|-----------|
| MLS® # | E4434591 |
| Price | \$201,500 |
| Bedrooms | 3 |
| Bathrooms | 1.50 |



| | |
|----------------|---------------|
| Full Baths | 1 |
| Half Baths | 1 |
| Square Footage | 762 |
| Acres | 0.00 |
| Year Built | 2010 |
| Type | Single Family |
| Sub-Type | Half Duplex |
| Style | Bi-Level |
| Status | Active |

Community Information

| | |
|-------------|----------------|
| Address | 4932 46 Avenue |
| Area | St. Paul Town |
| Subdivision | St. Paul Town |
| City | St. Paul Town |
| County | ALBERTA |
| Province | AB |
| Postal Code | T0A 3A0 |

Amenities

| | |
|-----------|---|
| Amenities | On Street Parking, Deck, No Smoking Home, Vinyl Windows |
| Parking | Front Drive Access, Single Garage Attached |

Interior

| | |
|--------------|---|
| Appliances | Dryer, Refrigerator, Storage Shed, Stove-Electric, Washer, Window Coverings |
| Heating | Forced Air-1, Natural Gas |
| Stories | 2 |
| Has Basement | Yes |
| Basement | Full, Finished |

Exterior

| | |
|-------------------|---|
| Exterior | Wood, Vinyl |
| Exterior Features | Fenced, Landscaped, Level Land, Low Maintenance Landscape |
| Roof | Asphalt Shingles |
| Construction | Wood, Vinyl |
| Foundation | Concrete Perimeter |

Additional Information

Date Listed May 5th, 2025

Days on Market 61

Zoning Zone 60

DATA IS DEEMED RELIABLE BUT IS NOT GUARANTEED ACCURATE BY THE REALTORS® ASSOCIATION OF EDMONTON. COPYRIGHT 2025 BY THE REALTORS® ASSOCIATION OF EDMONTON. ALL RIGHTS RESERVED. Trademarks are owned or controlled by the Canadian Real Estate Association (CREA) and identify real estate professionals who are members of CREA (REALTOR®, REALTORS®) and/or the quality of services they provide (MLS®, Multiple Listing Service®)

Listing information last updated on July 5th, 2025 at 8:18am MDT