

## \$225,000 - 5209 First Avenue, Boyle

MLS® #E4441605

**\$225,000**

3 Bedroom, 1.00 Bathroom, 1,260 sqft

Single Family on 0.00 Acres

Boyle, Boyle, AB

STUNNINGLY RENOVATED HOME IN BOYLE! Great location close to School, Fitness Centre, Playground and all the amenities you could need! Extensive upgrades from 2014 to present. This house is like new! The upstairs includes 3 bedrooms, 1 full bathroom and main floor LAUNDRY! The basement is a large open space awaiting your finishing touches! UPGRADES to the home INCLUDE: shingles, siding, soffits, fascia, insulation, plumbing, ducting, drywall, doors & windows, outlets/lighting , floors, baseboards & blinds, new furnace & tankless hot water, new kitchen w/ high end appliances, washer/dryer, new sump pump and a new retaining wall out back! The large back yard is fenced and includes a cement pad & plenty of space for a future garage or RV parking. Located on a quiet street! One of the most updated homes in town!

Built in 1976

### Essential Information

MLS® #	E4441605
Price	\$225,000
Bedrooms	3
Bathrooms	1.00
Full Baths	1
Square Footage	1,260



Acres	0.00
Year Built	1976
Type	Single Family
Sub-Type	Detached Single Family
Style	Hillside Bungalow
Status	Active

### Community Information

Address	5209 First Avenue
Area	Boyle
Subdivision	Boyle
City	Boyle
County	ALBERTA
Province	AB
Postal Code	T0A 0M0

### Amenities

Amenities	Hot Water Tankless, Parking-Extra, R.V. Storage, Storage-In-Suite
Parking	2 Outdoor Stalls, RV Parking

### Interior

Appliances	Dishwasher-Built-In, Dryer, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer
Heating	Forced Air-1, Natural Gas
Stories	1
Has Basement	Yes
Basement	Full, Unfinished

### Exterior

Exterior	Wood, Vinyl
Exterior Features	Back Lane, Fenced, Landscaped, Playground Nearby, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

### Additional Information

Date Listed	June 10th, 2025
Days on Market	63

## Zoning

## Zone 60

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Listing information last updated on August 12th, 2025 at 8:47pm MDT