

## \$424,900 - 4506 38a Street, Bonnyville Town

MLS® #E4446521

**\$424,900**

5 Bedroom, 3.00 Bathroom, 1,120 sqft

Single Family on 0.00 Acres

Bonnyville, Bonnyville Town, AB

Welcome to this beautifully maintained 5-bedroom, 3-bathroom home offering 2,240 sq ft of comfortable living space – perfect for families or those needing extra room to spread out. The inviting main floor features gorgeous hardwood flooring and vaulted ceilings that create a bright, open atmosphere. The primary bedroom includes a private 3-piece ensuite for your convenience. Downstairs, you’ll find a fully finished basement with updated vinyl plank flooring, 2 bedrooms, 3-pc bath, and large mechanical/laundry area. Enjoy the ease of back lane access and take advantage of the dedicated RV parking – a rare and valuable feature! This home offers the perfect blend of space, functionality, and upgrades in a well-established neighborhood. Don’t miss your opportunity to make it yours!

Built in 2007

### Essential Information

MLS® #	E4446521
Price	\$424,900
Bedrooms	5
Bathrooms	3.00
Full Baths	3
Square Footage	1,120
Acres	0.00
Year Built	2007



Type	Single Family
Sub-Type	Detached Single Family
Style	Bi-Level
Status	Active

### Community Information

Address	4506 38a Street
Area	Bonnyville Town
Subdivision	Bonnyville
City	Bonnyville Town
County	ALBERTA
Province	AB
Postal Code	T9N 2P4

### Amenities

Amenities	Deck, Detectors Smoke, Exterior Walls- 2"x6", Parking-Extra, R.V. Storage, Vaulted Ceiling, Vinyl Windows
Parking	Double Garage Attached, Insulated

### Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer, Window Coverings, TV Wall Mount
Heating	Forced Air-1, Natural Gas
Stories	2
Has Basement	Yes
Basement	Full, Finished

### Exterior

Exterior	Wood, Stone, Vinyl
Exterior Features	Back Lane, Flat Site, Level Land, Playground Nearby, Schools, Partially Fenced
Roof	Asphalt Shingles
Construction	Wood, Stone, Vinyl
Foundation	Concrete Perimeter

### Additional Information

Date Listed	July 8th, 2025
Days on Market	19

Zoning

Zone 60



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