

# \$629,000 - 5265 52 Street, Mayerthorpe

MLS® #E4456932

## \$629,000

6 Bedroom, 5.00 Bathroom, 3,032 sqft  
Single Family on 0.00 Acres

Mayerthorpe, Mayerthorpe, AB

For more information, please click on "View Listing on Realtor Website". Full duplex on a paved street in a residential area. 3 bedrooms and 2.5 baths per side, offering natural light and ample closets. Potential rental income on both sides. Convenient location near the supermarket, banks, library, swimming pool, arena, and high school. Front and back decks extend the living space. High-efficiency natural gas furnaces provide even heat and ventilation; on-demand hot-water heaters deliver continuous hot water. Spray-foam insulation reported throughout for energy savings. Each side includes six appliances and central vacuum. Separate entries support privacy and flexible use. Paved access and level site for easy upkeep. Potential for BNB. This beautiful full duplex is located on a paved street in a quiet residential neighborhood. Great starter home or investment opportunity!

Built in 2015

### Essential Information

MLS® #	E4456932
Price	\$629,000
Bedrooms	6
Bathrooms	5.00
Full Baths	4
Half Baths	2



Square Footage	3,032
Acres	0.00
Year Built	2015
Type	Single Family
Sub-Type	Duplex Side By Side
Style	2 Storey
Status	Active

### Community Information

Address	5265 52 Street
Area	Mayerthorpe
Subdivision	Mayerthorpe
City	Mayerthorpe
County	ALBERTA
Province	AB
Postal Code	T0E 1N0

### Amenities

Amenities	Carbon Monoxide Detectors, Closet Organizers, Crawl Space, Deck, Detectors Smoke, Exterior Walls- 2"x6", Hot Water Natural Gas, Hot Water Tankless, Insulation-Upgraded, No Animal Home, No Smoking Home, Parking-Plug-Ins, Parking-Visitor, Smart/Program. Thermostat, Television Connection, Vinyl Windows, Infill Property
Parking Spaces	3
Parking	2 Outdoor Stalls, Front/Rear Drive Access, Single Garage Attached

### Interior

Interior Features	ensuite bathroom
Appliances	Alarm/Security System, Dishwasher - Energy Star, Dishwasher-Built-In, Furniture Included, Garage Opener, Household Goods Included, Microwave Hood Fan, Oven-Microwave, Refrigerator-Energy Star, Stacked Washer/Dryer, Stove-Electric, Vacuum System Attachments, Vacuum Systems, Water Softener, Window Coverings
Heating	Forced Air-1, Natural Gas
Stories	2
Has Basement	Yes
Basement	None, No Basement

### Exterior

Exterior	Wood, Vinyl
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Exterior Features	Airport Nearby, Back Lane, Level Land, Low Maintenance Landscape, Not Fenced, Playground Nearby, Public Swimming Pool, Schools, Subdividable Lot
Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	See Remarks

### **School Information**

Elementary	Elmer Elson Elementary Sch
Middle	Mayerthorpe Jr/Sr. High Sc
High	Mayerthorpe Jr/Sr. High Sc

### **Additional Information**

Date Listed	September 9th, 2025
Days on Market	57
Zoning	Zone 70

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Listing information last updated on November 5th, 2025 at 4:32am MST