

# \$314,900 - 4518 55 Avenue, Vermilion

MLS® #A2193686

**\$314,900**

5 Bedroom, 3.00 Bathroom, 1,538 sqft  
Residential on 0.19 Acres

Vermilion, Vermilion, Alberta

Sprawling Bi-Level (1,538 SQ FT) situated on a MASSIVE lot (8,450 Sq FT) near Vermilion's North-End. The oversized lot sits adjacent to the Lutheran Church, which provides an "EXTRA" large/private setting, due to lack of neighbours. The home has seen an array of updates in recent years: shingles, eavestroughs, high efficiency furnace, HWT, most appliances, as well as a new water main to the street. Downstairs supplies a walk-out entrance as well as a gorgeous wood stove to go along with the extensive square footage. Potential is sky-high on this one!

Built in 1976

## Essential Information

MLS® #	A2193686
Price	\$314,900
Bedrooms	5
Bathrooms	3.00
Full Baths	3
Square Footage	1,538
Acres	0.19
Year Built	1976
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Active

## Community Information



Address	4518 55 Avenue
Subdivision	Vermilion
City	Vermilion
County	Vermilion River, County of
Province	Alberta
Postal Code	T9X 1R2

### **Amenities**

Parking Spaces	2
Parking	Double Garage Detached
# of Garages	2

### **Interior**

Interior Features	Built-in Features, See Remarks, Soaking Tub, Storage
Appliances	Dishwasher, Garage Control(s), Refrigerator, Stove(s), Washer/Dryer, Window Coverings
Heating	Forced Air, Natural Gas
Cooling	None
Has Basement	Yes
Basement	Finished, Full, Walk-Out

### **Exterior**

Exterior Features	Other, Private Yard, Private Entrance, Storage
Lot Description	Front Yard, Fruit Trees/Shrub(s), Irregular Lot, Private, Rectangular Lot
Roof	Asphalt Shingle
Construction	Composite Siding
Foundation	Poured Concrete

### **Additional Information**

Date Listed	February 11th, 2025
Days on Market	72
Zoning	R1

### **Listing Details**

Listing Office	Vermilion Realty
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