

\$99,000 - 4606 49 Street, Rycroft

MLS® #A2205554

\$99,000

4 Bedroom, 3.00 Bathroom, 1,174 sqft

Residential on 0.18 Acres

NONE, Rycroft, Alberta

This property is situated on 2 lots in the quaint community of the Village of Rycroft. Lots of parking here or use the ample amount of space to build a garage, with the alley access on the west side. 3 bedrooms are upstairs and includes the primary with 4 pc ensuite. Lots of cupboards in the kitchen & living room has south side bay window that allows lots of natural light. Separate entrance leads to the 1 bedroom, 1 bathroom downstairs area which also has full kitchen & family room with wood burning stove. Shared laundry. Home has newer high-efficiency furnace as well other upgrades over the years. Property backs onto a playground. The "Hub of the Peace" is within the Municipal District of Spirit River, 68 km north of the City of Grande Prairie, and 8 km east of the Town of Spirit River. Rycroft is a friendly village with a relaxed and community minded atmosphere. With amenities and services for young and old alike, and a positive forward looking attitude, Rycroft is an inviting location to live, to visit, or to do business. Contact a REALTOR® today for more information or to view!

Essential Information

MLS® #	A2205554
Price	\$99,000
Bedrooms	4
Bathrooms	3.00



Full Baths	3
Square Footage	1,174
Acres	0.18
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Active

Community Information

Address	4606 49 Street
Subdivision	NONE
City	Rycroft
County	Spirit River No. 133, M.D. of
Province	Alberta
Postal Code	T0H 3A0

Amenities

Parking Spaces	4
Parking	Outside, Parking Pad, See Remarks

Interior

Interior Features	Ceiling Fan(s)
Appliances	See Remarks
Heating	Forced Air, Natural Gas, Wood Stove, Wood
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Family Room, Basement, Wood Burning Stove
Has Basement	Yes
Basement	Finished, Full, Suite

Exterior

Exterior Features	Other
Lot Description	Few Trees, Landscaped, Backs on to Park/Green Space, Lawn
Roof	Asphalt Shingle
Construction	Wood Frame
Foundation	Wood

Additional Information

Date Listed	April 1st, 2025
Days on Market	95
Zoning	RES

Listing Details

Listing Office	Royal LePage - The Realty Group
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