

# \$299,000 - 5228 59 Avenue, Viking

MLS® #A2230051

**\$299,000**

4 Bedroom, 3.00 Bathroom, 1,292 sqft

Residential on 0.17 Acres

NONE, Viking, Alberta

Welcome to this charming and well-maintained home ideally located in Viking, AB! Built in 1978, this 1292 sq ft bungalow offers 3 bedrooms on the main floor and an additional bedroom in the basement—perfect for families or guests. Plus 2.5 bathrooms!! The home boasts a sunken living room for a cozy, inviting feel, along with a wood fireplace that's perfect on those chilly winter days. The bright kitchen features fresh white cabinetry, stainless steel appliances and ample natural light, plus an eating area ideal for gatherings. You'll find plenty of storage throughout the home, making organization a breeze. Enjoy the privacy of a fully fenced yard that backs onto a peaceful open field, with convenient alley access and a front drive parking pad for ample parking. Whether you're looking to settle down or invest in a solid property, this home offers comfort, space, and great potential in a quiet, friendly community. Recent updates include: Shingles (2019), Furnace (2022), Hot Water Tank (2025).

Built in 1978

## Essential Information

MLS® #	A2230051
Price	\$299,000
Bedrooms	4
Bathrooms	3.00
Full Baths	2



Half Baths	1
Square Footage	1,292
Acres	0.17
Year Built	1978
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Active

### **Community Information**

Address	5228 59 Avenue
Subdivision	NONE
City	Viking
County	Beaver County
Province	Alberta
Postal Code	T0B 4N0

### **Amenities**

Parking Spaces	2
Parking	Parking Pad

### **Interior**

Interior Features	Laminate Counters, Storage
Appliances	See Remarks
Heating	Forced Air
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Living Room, Wood Burning
Has Basement	Yes
Basement	Finished, Full

### **Exterior**

Exterior Features	None
Lot Description	Back Lane, Back Yard, Landscaped, Lawn
Roof	Asphalt Shingle
Construction	Brick, Wood Siding
Foundation	Poured Concrete

### **Additional Information**

Date Listed	June 20th, 2025
Days on Market	6
Zoning	R1

### **Listing Details**

Listing Office	RE/MAX Real Estate (Edmonton) Ltd.
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