

# \$279,900 - 5120 53 Avenue, Ponoka

MLS® #A2206349

**\$279,900**

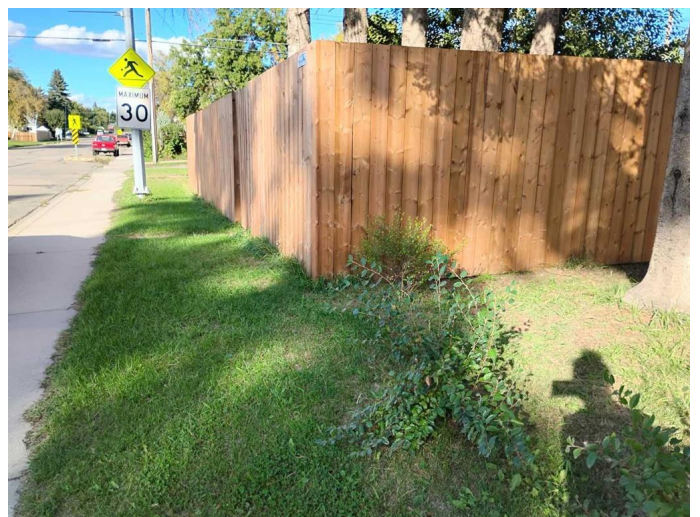
2 Bedroom, 2.00 Bathroom, 997 sqft  
Residential on 0.14 Acres

Central Ponoka, Ponoka, Alberta

Talk about curb appeal! This captivating home, full of charm and character, is nestled on a generous 6000 sq ft corner lot surrounded by beautiful spruce trees with a large 24 x 26 ft detached garage! The main floor of the home features a spacious kitchen, combined dining and living room and 4 piece bath, while the upper level offers two spacious bedrooms, and a 2 piece bath, making it an ideal layout for families or guests. Enjoy peace of mind that comes with a variety of recent upgrades including a new hot water tank (2023) new updated main floor bathroom (2023) new laminate and vinyl flooring (2022) new paint throughout (2021) new fence (2021) new shingles and garage door(2020) new front window (2023) new front door (2024) and beautifully landscaped cotoneaster privacy hedges, lilac bushes, cedars and more! There is a washer and dryer downstairs and ample space for storage. Enjoy the summer nights in the fenced landscaped backyard with a fire pit, offering privacy and still tons of yard space, perfect for pets, and entertaining friends and family gatherings. Located in the heart of Ponoka, this home is steps to a beautiful park, schools and recreation centre, with easy access to excellent shopping, dining and all other amenities within walking distance. This home is sure to impress!

Built in 1934

## Essential Information



MLS® #	A2206349
Price	\$279,900
Bedrooms	2
Bathrooms	2.00
Full Baths	1
Half Baths	1
Square Footage	997
Acres	0.14
Year Built	1934
Type	Residential
Sub-Type	Detached
Style	1 and Half Storey
Status	Active

### **Community Information**

Address	5120 53 Avenue
Subdivision	Central Ponoka
City	Ponoka
County	Ponoka County
Province	Alberta
Postal Code	T4J 1H1

### **Amenities**

Parking Spaces	3
Parking	Double Garage Detached
# of Garages	2

### **Interior**

Interior Features	Ceiling Fan(s), Laminate Counters
Appliances	Garage Control(s), Refrigerator, Stove(s), Washer/Dryer
Heating	Forced Air, Natural Gas
Cooling	None
Has Basement	Yes
Basement	Full, Unfinished

### **Exterior**

Exterior Features	None
Lot Description	Back Lane, Back Yard, Front Yard, Landscaped, Many Trees, Corner Lot

Roof	Asphalt Shingle
Construction	Stucco, Wood Frame
Foundation	Poured Concrete

### **Additional Information**

Date Listed	March 30th, 2025
Days on Market	5
Zoning	R3

### **Listing Details**

Listing Office	Concept Realty Group Inc.
----------------	---------------------------

Data is supplied by Pillar 9â„¢ MLSÂ® System. Pillar 9â„¢ is the owner of the copyright in its MLSÂ® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLSÂ®, Multiple Listing ServiceÂ® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.