

# \$395,000 - 4013 45 Street, Ponoka

MLS® #A2208128

**\$395,000**

4 Bedroom, 2.00 Bathroom, 1,273 sqft

Residential on 0.14 Acres

Riverside, Ponoka, Alberta

Wow a four bedroom home with a walk out basement located across from a park make this the perfect home. This old school house was moved onto this basement so the charm is present with all the upgrades of a newer home. Large windows thru out the home make views and sunlight abound. Four large bedrooms, three on the main and one in the basement. Two large bathrooms are great for a family. An attached double garage coming into a large entry on the side of the home or enter into the walkout basement. A gas burning fireplace in the large rec room downstairs are a cozy touch. Make sure to take advantage of the covered deck on both levels for outside living. Warm touches such as the original hardwood make this a one of a kind.

Built in 1985

## Essential Information

MLS® #	A2208128
Price	\$395,000
Bedrooms	4
Bathrooms	2.00
Full Baths	2
Square Footage	1,273
Acres	0.14
Year Built	1985
Type	Residential



Sub-Type	Detached
Style	Bungalow
Status	Active

### Community Information

Address	4013 45 Street
Subdivision	Riverside
City	Ponoka
County	Ponoka County
Province	Alberta
Postal Code	T4J 1B7

### Amenities

Parking Spaces	4
Parking	Double Garage Attached
# of Garages	2

### Interior

Interior Features	Kitchen Island, Laminate Counters, No Smoking Home
Appliances	Dishwasher, Electric Stove, Refrigerator, Washer/Dryer, Window Coverings
Heating	Forced Air
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas, Basement
Has Basement	Yes
Basement	Full, Walk-Out

### Exterior

Exterior Features	Playground, Covered Courtyard
Lot Description	Back Lane
Roof	Asphalt Shingle
Construction	Concrete, Stucco
Foundation	Poured Concrete

### Additional Information

Date Listed	April 3rd, 2025
Days on Market	45

Zoning

R2

## Listing Details

Listing Office

RE/MAX real estate central alberta

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