

## \$279,500 - 5111 50 Street, Tawatinaw

MLS® #E4446217

**\$279,500**

2 Bedroom, 1.00 Bathroom, 887 sqft

Single Family on 0.00 Acres

Tawatinaw, Tawatinaw, AB

Here is your opportunity to own one of the original, extensively renovated homes in Tawatinaw! As you enter the home from the covered deck, you are greeted to a bright & open kitchen that aspiring chefs in the family will appreciate. Patio doors lead you to another section of the covered deck expanding your outside living space. The living room has a large window letting in lots of natural light. Spacious primary suite & 2nd bedroom perfect for little ones or company. The 4 pc bathroom houses the stacked washer/dryer. Outside, history continues, with one of the original business buildings with store front area & separate heated workshop in the back. PLUS, there is an oversized double car garage & a 335 sqft shed that is currently a combination of dog run with attached pen & storage. This is an ideal property for a young family just starting out, the mature couple wanting to move out to the county or it could even be used as an Air BnB as the Tawatinaw Valley Ski Hill is right next door.

Built in 1950

### Essential Information

MLS® # E4446217

Price \$279,500

Bedrooms 2



|                |                        |
|----------------|------------------------|
| Bathrooms      | 1.00                   |
| Full Baths     | 1                      |
| Square Footage | 887                    |
| Acres          | 0.00                   |
| Year Built     | 1950                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | Bungalow               |
| Status         | Active                 |

### Community Information

|             |                |
|-------------|----------------|
| Address     | 5111 50 Street |
| Area        | Tawatinaw      |
| Subdivision | Tawatinaw      |
| City        | Tawatinaw      |
| County      | ALBERTA        |
| Province    | AB             |
| Postal Code | T0G 2E0        |

### Amenities

|           |                                                                                                                                                      |
|-----------|------------------------------------------------------------------------------------------------------------------------------------------------------|
| Amenities | Air Conditioner, Crawl Space, Deck, Dog Run-Fenced In, Hot Water Tankless, Vinyl Windows, Workshop, Natural Gas BBQ Hookup, Natural Gas Stove Hookup |
| Parking   | Double Garage Detached, Over Sized, Shop                                                                                                             |

### Interior

|              |                                               |
|--------------|-----------------------------------------------|
| Appliances   | Refrigerator, Stacked Washer/Dryer, Stove-Gas |
| Heating      | Forced Air-1, Natural Gas                     |
| Stories      | 1                                             |
| Has Basement | Yes                                           |
| Basement     | None, No Basement                             |

### Exterior

|                   |                                                                                               |
|-------------------|-----------------------------------------------------------------------------------------------|
| Exterior          | Wood, Vinyl                                                                                   |
| Exterior Features | Corner Lot, Flat Site, Level Land, Low Maintenance Landscape, Recreation Use, Ski Hill Nearby |
| Roof              | Asphalt Shingles                                                                              |
| Construction      | Wood, Vinyl                                                                                   |
| Foundation        | Concrete Perimeter                                                                            |

**Additional Information**

|                |                |
|----------------|----------------|
| Date Listed    | July 5th, 2025 |
| Days on Market | 31             |
| Zoning         | Zone 60        |

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Listing information last updated on August 5th, 2025 at 2:03pm MDT