

Courtesy Of Terence Barg Of Moore's Realty Ltd.

\$265,000 - 5036 53 Ave, Breton

MLS® #E4462970

\$265,000

3 Bedroom, 2.00 Bathroom, 1,072 sqft

Single Family on 0.00 Acres

Breton, Breton, AB

This well-maintained 3-bedroom bungalow sits on a large double lot with a detached 24' x 48' garage and backs directly onto the golf course. The 1,072 sq. ft. home features a bright, functional layout with a spacious kitchen, open living and dining area, upgraded bathroom and two comfortable bedrooms on the main floor. The third bedroom has been converted into a convenient main-floor laundry room with French doors leading to the back deck. Downstairs, the finished basement offers even more living space with an additional bedroom, a 3-piece bath, large family room and a versatile flex room perfect for hobbies, crafts, or a home gym. The fully fenced backyard features low-maintenance fencing, offering both privacy and a safe space for pets. The oversized garage provides plenty of room for parking multiple vehicles or setting up a workshop, complete with 220V power. There's also ample space to park an RV in the front yard. All furniture in the home can be included, making this a move in-ready opportunity.

Built in 1964

Essential Information

MLS® # E4462970

Price \$265,000



Bedrooms	3
Bathrooms	2.00
Full Baths	2
Square Footage	1,072
Acres	0.00
Year Built	1964
Type	Single Family
Sub-Type	Detached Single Family
Style	Bungalow
Status	Active

Community Information

Address	5036 53 Ave
Area	Breton
Subdivision	Breton
City	Breton
County	ALBERTA
Province	AB
Postal Code	T0C 0P0

Amenities

Amenities	Deck, Fire Pit, Front Porch, No Smoking Home, Vinyl Windows
Parking	Quad or More Detached

Interior

Appliances	Dryer, Furniture Included, Garage Control, Garage Opener, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer, Window Coverings
Heating	Forced Air-1, Natural Gas
Stories	2
Has Basement	Yes
Basement	Full, Finished

Exterior

Exterior	Wood, Vinyl
Exterior Features	Backs Onto Park/Trees, Corner Lot, Fenced, Golf Nearby, No Back Lane, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

Additional Information

Date Listed	October 21st, 2025
Days on Market	12
Zoning	Zone 90

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