

\$599,000 - 3807 52 Street, Wetaskiwin

MLS® #E4464573

\$599,000

2 Bedroom, 1.00 Bathroom, 2,240 sqft

Single Family on 0.00 Acres

Lynalta, Wetaskiwin, AB

Long Term Owner- Stable Renters - Brand New Roof. Quality Built BiLevel Style with big windows in the basement. Each unit has its own Laundry and Furnace/HW Tank. Open concept main floor with large kitchen, lots of storage/prep space and walk-in pantry plus access to a private deck. Basements are finished with 2 large bedrooms, extra closets for storage and a 4pc bath. Low maintenance grounds with small amount of yard and a large parking area with 4 energized plugs. Tenants pay gas/power.

Built in 2003

Essential Information

MLS® #	E4464573
Price	\$599,000
Bedrooms	2
Bathrooms	1.00
Full Baths	1
Square Footage	2,240
Acres	0.00
Year Built	2003
Type	Single Family
Sub-Type	4PLEX
Style	Bi-Level
Status	Active

Community Information



Address	3807 52 Street
Area	Wetaskiwin
Subdivision	Lynalta
City	Wetaskiwin
County	ALBERTA
Province	AB
Postal Code	T9A 1M5

Amenities

Amenities	Off Street Parking, Parking-Plug-Ins
Parking	See Remarks

Interior

Appliances	Dishwasher-Built-In, Dryer, Oven-Built-In, Refrigerator, Washer, See Remarks
Heating	Forced Air-1, Natural Gas
Fireplaces	None
Stories	2
Has Basement	Yes
Basement	Full, Finished

Exterior

Exterior	Wood, Vinyl
Exterior Features	Back Lane, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

Additional Information

Date Listed	October 6th, 2025
Days on Market	37
Zoning	Zone 80

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