

5206 48 Street  
Valleyview, Alberta

MLS # A2282281

**\$399,900**



<b>Division:</b>	NONE		
<b>Type:</b>	Residential/House		
<b>Style:</b>	Bungalow		
<b>Size:</b>	1,167 sq.ft.	<b>Age:</b>	2022 (4 yrs old)
<b>Beds:</b>	2	<b>Baths:</b>	2
<b>Garage:</b>	Driveway, Single Garage Attached		
<b>Lot Size:</b>	0.02 Acre		
<b>Lot Feat:</b>	Back Yard, Front Yard		

<b>Heating:</b>	Forced Air	<b>Water:</b>	-
<b>Floors:</b>	Laminate	<b>Sewer:</b>	-
<b>Roof:</b>	Asphalt Shingle	<b>Condo Fee:</b>	-
<b>Basement:</b>	None	<b>LLD:</b>	-
<b>Exterior:</b>	Wood Frame	<b>Zoning:</b>	RR
<b>Foundation:</b>	See Remarks	<b>Utilities:</b>	-
<b>Features:</b>	See Remarks		
<b>Inclusions:</b>	None		

Discover this charming new home in Valleyview, offering modern style and comfortable living all on one level. This bright 2-bedroom, 2-bathroom home features vinyl plank flooring, fresh modern colours, and a stylish kitchen complete with stainless steel appliances. A bonus 3 season sunroom adds extra space to relax and enjoy. The attached single-car garage is fully finished and heated for added convenience. Outside, you'll appreciate the large fenced backyard, complete with a deck and storage shed—perfect for outdoor living. Located close to all amenities, this home is an excellent opportunity for anyone seeking move-in-ready comfort in a great quiet community. Book your showing today!!!