

## \$279,000 - 4308 54 Avenue, Barrhead

MLS® #E4443949

**\$279,000**

2 Bedroom, 1.50 Bathroom, 1,260 sqft

Single Family on 0.00 Acres

Barrhead, Barrhead, AB

Easy access ground level Bungalow featuring open concept 2 bedroom plan on excellent lot in the NE corner of Barrhead. 4 pc main bath along w/ private 2pc ensuite bath. Walk in closet. Convenient main floor laundry. Living room space along w/ cozy den/ home office potential. Gas fireplace. Walk through door to back deck. Fenced lower maintenance yard. Attached garage along w/ 2nd backyard garage/ workshop for all your storage & hobby needs. Modern 1990 structural construction updatable w/ your choice of colors & minor cosmetics to make it truly your own. Great space inside & out. Much more to see & feel in person.

Built in 1990

### Essential Information

MLS® #	E4443949
Price	\$279,000
Bedrooms	2
Bathrooms	1.50
Full Baths	1
Half Baths	1
Square Footage	1,260
Acres	0.00
Year Built	1990
Type	Single Family



Sub-Type	Detached Single Family
Style	Bungalow
Status	Active

### Community Information

Address	4308 54 Avenue
Area	Barrhead
Subdivision	Barrhead
City	Barrhead
County	ALBERTA
Province	AB
Postal Code	T7N 1J9

### Amenities

Amenities	See Remarks
Parking	Single Garage Attached, Single Garage Detached

### Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Refrigerator, Stove-Electric, Washer
Heating	Forced Air-1, Natural Gas
Stories	1
Has Basement	Yes
Basement	None, No Basement

### Exterior

Exterior	Wood, Vinyl
Exterior Features	Back Lane, Landscaped
Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

### Additional Information

Date Listed	June 23rd, 2025
Days on Market	7
Zoning	Zone 70

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Listing information last updated on June 30th, 2025 at 10:33am MDT