

# \$349,900 - 5114 41 Avenue, Gibbons

MLS® #E4440177

**\$349,900**

3 Bedroom, 1.50 Bathroom, 1,204 sqft  
Single Family on 0.00 Acres

Gibbons, Gibbons, AB

Immaculately renovated home in Gibbons backing onto Memorial Park! This move-in ready gem features 3 bedrooms up, a 2-pc bath on the main, and a 4-pc Jack & Jill bath upstairs. The entire main floor was renovated in 2022, showcasing a stunning farmhouse-style kitchen. Recent updates include windows, doors, and hot water tank in 2023. Enjoy the fully finished basement with laundry and extra living space. The double detached garage is insulated to R60 with attic storage. Shingles, gutters, downspouts, and backdoor were updated in 2012-2013. Fenced yard adds privacy. Nothing left to do-just move in!

Built in 1990

## Essential Information

|                |               |
|----------------|---------------|
| MLS® #         | E4440177      |
| Price          | \$349,900     |
| Bedrooms       | 3             |
| Bathrooms      | 1.50          |
| Full Baths     | 1             |
| Half Baths     | 1             |
| Square Footage | 1,204         |
| Acres          | 0.00          |
| Year Built     | 1990          |
| Type           | Single Family |



|          |                        |
|----------|------------------------|
| Sub-Type | Detached Single Family |
| Style    | 2 Storey               |
| Status   | Active                 |

### Community Information

|             |                |
|-------------|----------------|
| Address     | 5114 41 Avenue |
| Area        | Gibbons        |
| Subdivision | Gibbons        |
| City        | Gibbons        |
| County      | ALBERTA        |
| Province    | AB             |
| Postal Code | T0A 1N0        |

### Amenities

|                |  |
|----------------|--|
| Amenities      | On Street Parking, Deck, Hot Water Natural Gas, No Animal Home, No Smoking Home, Vinyl Windows, Vacuum System-Roughed-In |
| Parking Spaces | 2  |
| Parking        | Double Garage Detached, Insulated  |

### Interior

|              |  |
|--------------|--|
| Appliances   | Dishwasher-Built-In, Dryer, Freezer, Garage Control, Garage Opener, Oven-Built-In, Refrigerator, Stove-Countertop Electric, Washer, Window Coverings |
| Heating      | Forced Air-1, Natural Gas  |
| Stories      | 3  |
| Has Basement | Yes  |
| Basement     | Full, Finished   |

### Exterior

|                   |   |
|-------------------|---|
| Exterior          | Wood, Vinyl   |
| Exterior Features | Back Lane, Fenced, Golf Nearby, Landscaped, Low Maintenance Landscape, Park/Reserve, Paved Lane, Picnic Area, Playground Nearby |
| Roof              | Asphalt Shingles  |
| Construction      | Wood, Vinyl   |
| Foundation        | Concrete Perimeter  |

### School Information

|            |                         |
|------------|-------------------------|
| Elementary | Landing Trail School    |
| Middle     | Gibbons School          |
| High       | Sturgeon Composite High |

**Additional Information**

Date Listed                June 3rd, 2025  
Days on Market        4  
Zoning                    Zone 62

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