\$390,000 - 4433 51 Avenue, Valleyview

MLS® #A2207109

\$390,000

5 Bedroom, 3.00 Bathroom, 2,117 sqft Residential on 0.33 Acres

NONE, Valleyview, Alberta

Welcome to 4433 51 Avenueâ€"a spacious, charming 4-level split tucked away on an impressive double corner lot in Valleyview. This inviting home boasts over 2,000 sq ft of comfortable living space, perfect for families looking to spread out, or someone eager to offset their mortgage with rental income. Stepping inside, you're greeted by an entry-level living area featuring genuine hardwood floors, expansive windows, and the cozy warmth of a real wood-burning fireplace. The top level is designed for easy family living, offering a bright, spacious kitchen with plenty of counter space, newer appliances (all less than 5 years old), and a generous dining area that opens onto an enclosed porchâ€"ideal for morning coffee or relaxed evenings. This floor also houses three bedrooms, including a primary suite complete with a walk-in closet and private 3-piece ensuite, plus another roomy family bathroom. The lower level provides excellent flexibility with two additional bedrooms, a full bathroom, and a versatile flex areaâ€"ideal for hobbies, home office, or a playroomâ€"along with a convenient laundry room featuring a sink and utilities (including a newer 2-year-old hot water tank) and access to the attached garage. Down in the basement, you'll discover even more adaptable living space, perfect as a second family room or recreation area. Outside, this property truly shines. Set on two city lots, the yard offers mature trees, attractive brickwork, retaining walls, and ample room to park your RV. The







heated attached double garage provides easy access to the home, while the detached heated workshop out back is fully equipped with power, concrete floors, and a drainâ€"perfect for hobbyists, side businesses, or extra storage needs. Ideally situated close to schools, parks, shopping, and the Rec Centre, this home checks all the boxes for small-town comfort combined with practical convenience. Come see how this home blends roominess, charm, and functionality, ready for you to make your own.

Built in 1979

Essential Information

MLS® # A2207109 Price \$390,000

Bedrooms 5
Bathrooms 3.00
Full Baths 3

Square Footage 2,117

Acres 0.33 Year Built 1979

Type Residential
Sub-Type Detached
Style 4 Level Split

Status Active

Community Information

Address 4433 51 Avenue

Subdivision NONE

City Valleyview

County Greenview No. 16, M.D. of

Province Alberta
Postal Code T0H3N0

Amenities

Parking Spaces 5

Parking Double Garage Attached, Driveway, RV Access/Parking, Single Garage

Detached

of Garages

Interior

Interior Features High Ceilings, Storage, Walk-In Closet(s)

Appliances Dishwasher, Electric Stove, Refrigerator, Washer/Dryer Stacked

Heating Boiler, Radiant, Hot Water

Cooling None Fireplace Yes

of Fireplaces 1

Fireplaces Wood Burning

Has Basement Yes

Basement Finished, Full

Exterior

Exterior Features Fire Pit, Private Entrance, Private Yard, Storage

Lot Description Back Lane, Back Yard, Corner Lot, Landscaped, Many Trees

Roof Asphalt Shingle

Construction Mixed

Foundation Poured Concrete

Additional Information

Date Listed March 31st, 2025

Days on Market 4

Zoning R2

Listing Details

Listing Office eXp Realty

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