

# \$82,500 - 5014 50 Avenue, Kitscoty

MLS® #A2231095

**\$82,500**

2 Bedroom, 1.00 Bathroom, 756 sqft

Residential on 0.14 Acres

NONE, Kitscoty, Alberta

This charming and affordable home in the heart of Kitscoty offers incredible value for buyers or investors looking for a move-in ready property. Featuring 750 sq. ft. of living space, this two-bedroom, one-bathroom home sits on a spacious 6,250 sq. ft. lot and includes a detached 20' x 11' shed for added storage or workshop potential.

Recent updates provide peace of mind, including a newer furnace and hot water tank, a new electrical panel and wiring, and new plumbing. Located near Main Street, the home is just a short walk to the school, park, local store, post office, and RCMP office—making daily errands and community connections easy and convenient.

Enjoy small-town living with recent updates and an unbeatable price point!

Built in 1948

## Essential Information

MLS® #	A2231095
Price	\$82,500
Bedrooms	2
Bathrooms	1.00
Full Baths	1
Square Footage	756
Acres	0.14



Year Built	1948
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Active

### Community Information

Address	5014 50 Avenue
Subdivision	NONE
City	Kitscoty
County	Vermilion River, County of
Province	Alberta
Postal Code	T0B 2P0

### Amenities

Parking	Other, Single Garage Detached
---------	-------------------------------

### Interior

Interior Features	See Remarks
Appliances	Refrigerator, Stove(s), Washer/Dryer
Heating	Forced Air, Natural Gas
Cooling	None
Has Basement	Yes
Basement	Crawl Space, None

### Exterior

Exterior Features	None
Lot Description	Lawn, Rectangular Lot, Treed
Roof	See Remarks
Construction	Vinyl Siding, Wood Frame
Foundation	Other

### Additional Information

Date Listed	June 13th, 2025
Days on Market	15
Zoning	R1

### Listing Details

Listing Office	MUSGRAVE AGENCIES
----------------	-------------------

Data is supplied by Pillar 9â„¢ MLS® System. Pillar 9â„¢ is the owner of the copyright in its MLS® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLS®, Multiple Listing Service® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.