

## \$479,900 - 5223 39 Avenue, Gibbons

MLS® #E4429229

**\$479,900**

4 Bedroom, 2.00 Bathroom, 1,628 sqft

Single Family on 0.00 Acres

Gibbons, Gibbons, AB

Stunning Home in a Quiet Cul-De-Sac with Incredible Upgrades! This meticulously designed 4-bedroom, 2-bathroom home offers the perfect balance of style, functionality, and comfort. Located in a desirable and peaceful cul-de-sac, this property is full of thoughtful upgrades that are sure to impress. The chef-inspired kitchen features a double oven and abundant counter space—ideal for those who love to cook and entertain. The extended driveway provides ample space for extra parking, including RV or boat storage, while the double attached garage and under-deck storage offer even more convenience for your seasonal items. The basement is soundproofed, making it the perfect spot for movie nights, and comes with roughed-in plumbing for a future bathroom. Stay cool with A/C during those hot summer months, and enjoy the flexibility of a gas line already run in the garage for a future heater. Looking to unwind? The hot tub rough-in is ready for you to create your own personal retreat.

Built in 2013

### Essential Information

MLS® # E4429229

Price \$479,900

Bedrooms 4



Bathrooms	2.00
Full Baths	2
Square Footage	1,628
Acres	0.00
Year Built	2013
Type	Single Family
Sub-Type	Detached Single Family
Style	Bi-Level
Status	Active

### Community Information

Address	5223 39 Avenue
Area	Gibbons
Subdivision	Gibbons
City	Gibbons
County	ALBERTA
Province	AB
Postal Code	T0A 1N0

### Amenities

Amenities	Air Conditioner, Closet Organizers, Deck, Front Porch, Hot Water Natural Gas, No Smoking Home, Vaulted Ceiling, Vinyl Windows
Parking Spaces	3
Parking	Double Garage Attached, Insulated

### Interior

Interior Features	ensuite bathroom
Appliances	Air Conditioning-Central, Dishwasher-Built-In, Dryer, Fan-Ceiling, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer, TV Wall Mount
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Mantel, Tile Surround
Stories	3
Has Basement	Yes
Basement	Full, Finished

### Exterior

Exterior	Wood, Vinyl
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Exterior Features	Cul-De-Sac, Fenced, Golf Nearby, Landscaped, Playground Nearby, Schools
Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

**School Information**

Elementary	Landing Trail School
Middle	Gibbons School
High	Sturgeon Composite School

**Additional Information**

Date Listed	April 4th, 2025
Days on Market	17
Zoning	Zone 62

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