# \$375,000 - 5140 52 Avenue, Tofield

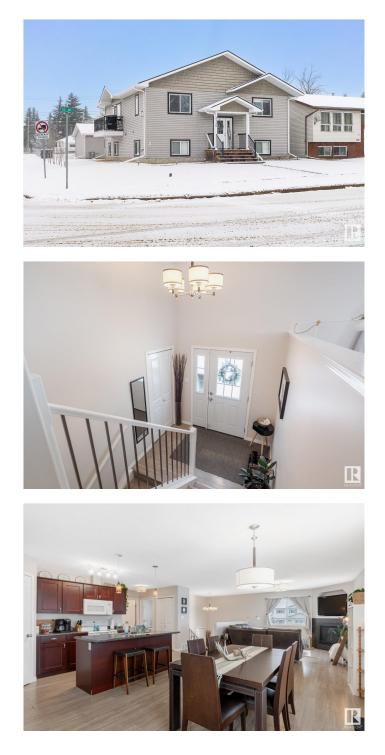
MLS® #E4428090

#### \$375,000

4 Bedroom, 4.00 Bathroom, 1,287 sqft Single Family on 0.00 Acres

Tofield, Tofield, AB

Exceptional home just under 1300 square feet with 2 kitchens and separate entrances. You will also love the triple car heated garage (split into a double bay and a single bay) and RV parking for all your toys on this corner lot. 9 foot ceilings and laminate flooring welcome you in. The main floor has open concept design for kitchen, dining, living area anchored with a corner gas fireplace. Gourmet kitchen has a large corner pantry, plus island with eating bar seating. The dining area leads to your west facing balcony. Large master bedroom comes with a shower ensuite. There is separate laundry on each level, 2 furnaces and a separate entrance to downstairs. Fully developed with a 2nd kitchen, 2 bedrooms including one with ensuite. The 4th bedroom has a cheater door access to main bathroom, laminate floors and lots of storage space. Great Location in a quiet community with a easy commute to Sherwood Park (40 minutes) or Edmonton (40 mins to Henday freeway)



Built in 2012

#### **Essential Information**

MLS® #	E4428090
Price	\$375,000
Bedrooms	4
Bathrooms	4.00

Full Baths	4
Square Footage	1,287
Acres	0.00
Year Built	2012
Туре	Single Family
Sub-Type	Detached Single Family
Style	Bi-Level
Status	Active

## **Community Information**

Address Area Subdivision City County Province Postal Code	5140 52 Avenue Tofield Tofield ALBERTA AB TOB 4J0
Amenities	
Amenities Parking Spaces Parking	Off Street Parking, On Street Parking, Ceiling 9 ft. 6 Heated, Triple Garage Detached
Interior	
Interior Features Appliances	ensuite bathroom Garage Control, Garage Opener, Microwave Hood Fan, Window Coverings, Dryer-Two, Refrigerators-Two, Stoves-Two, Washers-Two, Dishwasher-Two
Heating	Forced Air-2, Natural Gas
Fireplace	Yes
Fireplaces	Corner
Stories	2
Has Basement	Yes
Basement	Full, Finished
Exterior	
Exterior	Wood, Vinyl

Exterior Features Back Lane, Corner Lot, Flat Site, Landscaped, Level Land, Schools, Shopping Nearby

Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

### **Additional Information**

Date ListedMarch 28th, 2025Days on Market7ZoningZone 80

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Listing information last updated on April 4th, 2025 at 3:47pm MDT