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5024 52 Street Mannville, Alberta

MLS # A2239549



\$69,500

Division:	NONE			
Type:	Residential/House			
Style:	Bungalow			
Size:	810 sq.ft.	Age:	1949 (76 yrs old)	
Beds:	2	Baths:	1	
Garage:	Off Street			
Lot Size:	0.18 Acre			
Lot Feat:	Back Lane, Back Yard, Level			

Heating:	Forced Air, Natural Gas	Water:	-
Floors:	Linoleum, Vinyl	Sewer:	-
Roof:	Metal	Condo Fee:	-
Basement:	Partial, Unfinished	LLD:	-
Exterior:	Mixed, Stucco, Wood Frame	Zoning:	RS
Foundation:	Poured Concrete	Utilities:	-

Built-in Features

Inclusions: n/a

Features:

Take a look at this affordable 2-bedroom, 1-bathroom bungalow for sale in Mannville, Alberta, located on a quiet residential street in a family-friendly community. Whether you're a first-time home buyer, downsizer, or investor looking for a rental property, this cozy home is a fantastic opportunity to enter the real estate market at a budget-friendly price. Inside, you'll find a bright living room, a functional eat-in kitchen, and two comfortable bedrooms with plenty of natural light. The practical layout makes everyday living easy, while the main floor bathroom is conveniently accessible for all ages. The basement houses the laundry area and offers additional storage potential. The yard is a blank canvas, ready for you to create a garden, build a fence for pets, or enjoy as a low-maintenance outdoor space. Located just off the Yellowhead Highway, Mannville offers small-town charm with quick access to larger centers like Vermilion and Vegreville. Residents enjoy local amenities, K–12 school, sports facilities, and a welcoming rural atmosphere—all while staying connected to essential services. This Mannville bungalow offers excellent value and is a smart choice for those looking to buy an affordable home in Alberta.