

\$294,900 - 4716 55 Avenue, Provost

MLS® #A2248883

\$294,900

5 Bedroom, 3.00 Bathroom, 984 sqft

Residential on 0.18 Acres

Provost, Provost, Alberta

This property is a spacious bi-level built by the constructor for himself and his family. The upper level features a good sized kitchen with a dining room, three bedrooms, and a full main bath. The primary bedroom conveniently includes a half bath ensuite. Attached to the dining room, to the right, is a beautiful spacious sunroom with plenty of natural light. To the left, is the rear access leading to the back deck. The lower level is fully finished and includes a family room complete with a fireplace, two additional bedrooms, a full bath, laundry room, and plenty of storage. This space also includes access to the single attached garage and a seperate entrance leading into the home. Behind this character filled home you will find an oversized heated shop that is perfect for additional parking for your RV, truck, or ATVs. This property also boasts a fully fenced back yard and is conveniently located near a park, the hospital, and the schools. With updates this property could become an exceptional family home.

Built in 1975

Essential Information

MLS® #	A2248883
Price	\$294,900
Bedrooms	5
Bathrooms	3.00
Full Baths	2



Half Baths	1
Square Footage	984
Acres	0.18
Year Built	1975
Type	Residential
Sub-Type	Detached
Style	Bi-Level
Status	Active

Community Information

Address	4716 55 Avenue
Subdivision	Provost
City	Provost
County	Provost No. 52, M.D. of
Province	Alberta
Postal Code	T0B3S0

Amenities

Parking Spaces	6
Parking	Additional Parking, Alley Access, Concrete Driveway, Garage Faces Front, Heated Garage, Oversized, Single Garage Attached
# of Garages	4

Interior

Interior Features	Ceiling Fan(s), Central Vacuum, French Door, High Ceilings, Open Floorplan, Separate Entrance, Storage
Appliances	Refrigerator, Stove(s), Washer/Dryer
Heating	Fireplace(s), Forced Air, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Wood Burning
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	Lighting, Private Entrance, Rain Gutters
Lot Description	Back Lane, Back Yard, Front Yard, Lawn, Private
Roof	Asphalt Shingle

Construction	Brick, Composite Siding, Concrete
Foundation	Poured Concrete

Additional Information

Date Listed	August 14th, 2025
Days on Market	2
Zoning	R1

Listing Details

Listing Office	ROYAL LEPAGE WRIGHT CHO
----------------	-------------------------



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.