

# \$194,777 - 5608 52 Street, Eckville

MLS® #A2217858

**\$194,777**

2 Bedroom, 1.00 Bathroom, 1,036 sqft  
Residential on 0.10 Acres

NONE, Eckville, Alberta

Affordable, Renovated, and Accessible Living... Just Minutes from Sylvan Lake! Welcome to this beautifully updated, budget-friendly home offering the ease of one-level living with front ramp access for added convenience. Ideal for retirees, first-time buyers, or anyone looking for a move-in-ready home in a quiet, friendly community just 30 minutes from Red Deer and 10 minutes from Sylvan Lake.

Step inside to discover a fully renovated interior, featuring brand-new flooring, baseboards, trim, and stylish new countertops PLUS brand new appliances, perfect for modern living. Massive living room/dining room and lovely 4 pc bathroom. Comfort is ensured year-round with a NEW furnace and NEW hot water tank already in place.

The functional layout includes two bedrooms, with the second bedroom offering access to a private deck—a perfect spot for your morning coffee or to convert into a home office. The fenced backyard is a blank canvas for your outdoor vision, the older fence and deck need just a bit of TLC to become your dream outdoor space. The larger end lot gives room for added opportunities. Front (7'11"x7'4") and Back (11'2"x8'3") deck—best of both worlds!

Whether you're downsizing, investing, or just starting out, this home offers exceptional value, comfort, and community charm. Its a great home isn't it! Shouldn't it be yours? Don't miss out—schedule your viewing today!



Built in 1989

### Essential Information

MLS® #	A2217858
Price	\$194,777
Bedrooms	2
Bathrooms	1.00
Full Baths	1
Square Footage	1,036
Acres	0.10
Year Built	1989
Type	Residential
Sub-Type	Row/Townhouse
Style	Bungalow
Status	Active

### Community Information

Address	5608 52 Street
Subdivision	NONE
City	Eckville
County	Lacombe County
Province	Alberta
Postal Code	T0M0C3

### Amenities

Parking Spaces	2
Parking	Driveway, Front Drive, Garage Faces Front, Off Street, Single Garage Attached
# of Garages	1

### Interior

Interior Features	Closet Organizers, Laminate Counters, Open Floorplan, Pantry
Appliances	Dishwasher, Dryer, Refrigerator, Stove(s), Washer
Heating	High Efficiency, Forced Air, Natural Gas, See Remarks
Cooling	None
Has Basement	Yes
Basement	Crawl Space, See Remarks

### Exterior

Exterior Features	Private Yard
Lot Description	Back Yard, City Lot, Landscaped, Lawn, Street Lighting
Roof	Asphalt Shingle
Construction	Vinyl Siding
Foundation	Poured Concrete

**Additional Information**

Date Listed	May 6th, 2025
Days on Market	3
Zoning	residential

**Listing Details**

Listing Office	Realty Executives Alberta Elite
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