

# \$349,000 - 5620 50 Avenue, Killam

MLS® #A2233917

**\$349,000**

6 Bedroom, 3.00 Bathroom, 1,607 sqft

Residential on 0.17 Acres

Killam, Killam, Alberta

Families take a look- a home with SPACE for the kids and you! This bungalow in the vibrant Town of Killam has it all: \*attached heated single garage \* 6 bedrooms \* 2.5 bathrooms \* fenced backyard oasis \* updated for your convenience\* The main floor features a large living room that flows into the dining room and updated kitchen. This level boasts four well-appointed bedrooms, including the primary bedroom with a walk-in closet and a convenient 2-piece ensuite. A 4-piece bathroom and laundry room with tons of storage complete this level, ensuring plenty of space for everyone. Venture downstairs to discover a fully finished basement that adds even more versatility to this amazing home. Here youâ€™™ll find two additional bedroomsâ€™™perfect for guests, a home office, or playroomâ€™™ a generous amount of storage and another 3-piece bathroom. Step outside to your personal backyard oasis! This spacious outdoor area is perfect for summer barbecues under the custom pergola, gardening with the convenience of your very own 10x12 greenhouse, or relaxing in your private retreat on the 20x16 deck! Updates include: addition (2013), windows (2013 & 2024), furnace (2017), central air conditioning (2016), vinyl siding, shingles and more.

Built in 1963

## Essential Information



MLS® #	A2233917
Price	\$349,000
Bedrooms	6
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,607
Acres	0.17
Year Built	1963
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Active

### **Community Information**

Address	5620 50 Avenue
Subdivision	Killam
City	Killam
County	Flagstaff County
Province	Alberta
Postal Code	T0B2L0

### **Amenities**

Parking Spaces	1
Parking	Heated Garage, Off Street, Parking Pad, RV Access/Parking, Single Garage Attached
# of Garages	1

### **Interior**

Interior Features	Built-in Features, Closet Organizers, Laminate Counters, Storage, Vinyl Windows, Walk-In Closet(s)
Appliances	Dishwasher, Electric Stove, Microwave, Refrigerator, Washer/Dryer, Water Softener, Window Coverings
Heating	Forced Air
Cooling	Central Air
Has Basement	Yes
Basement	Finished, Full

### **Exterior**

Exterior Features	Garden, Private Yard, Storage
Lot Description	Back Lane, Back Yard, Garden, Landscaped, Rectangular Lot
Roof	Asphalt
Construction	Vinyl Siding
Foundation	ICF Block, Poured Concrete

### **Additional Information**

Date Listed	June 23rd, 2025
Days on Market	18
Zoning	R1

### **Listing Details**

Listing Office	Coldwell Banker Battle River Realty
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