

## \$279,900 - 5016 43 Street, Drayton Valley

MLS® #E4431408

**\$279,900**

3 Bedroom, 2.50 Bathroom, 1,235 sqft

Single Family on 0.00 Acres

Drayton Valley, Drayton Valley, AB

Stylish renovated 2-Story Duplex with Garage & finished basement near parks & schools in Drayton Valley. This beautiful updated 1235 sq ft 2-story duplex offers a spacious, sun-filled living room, a contemporary kitchen complete with 4 stainless steel appliances, a peninsula island for casual dining, & sleek finishes throughout. With gorgeous vinyl plank flooring, fresh modern paint tones, & a bright layout, this home is both inviting & spacious. Upstairs, what was once three bedrooms has been thoughtfully converted into two oversized bedrooms, creating space & comfort. Downstairs, the recently developed basement adds even more living space with a large bedroom, a full bath, & a cozy family room. Outside the immaculate landscaping will impress with a large deck, fenced yard, large double garage, & appealing front rock garden area. With a proximity to parks, walking trails, schools, & shopping, this location is wonderful. Central AC has also been installed, truly a turn key home.

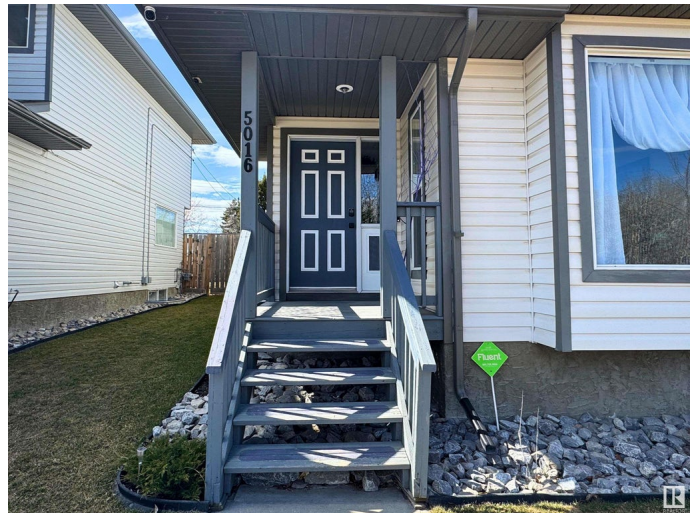
Built in 2005

### Essential Information

MLS® # E4431408

Price \$279,900

Bedrooms 3



Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	1,235
Acres	0.00
Year Built	2005
Type	Single Family
Sub-Type	Half Duplex
Style	2 Storey
Status	Active

### Community Information

Address	5016 43 Street
Area	Drayton Valley
Subdivision	Drayton Valley
City	Drayton Valley
County	ALBERTA
Province	AB
Postal Code	T7A 0B4

### Amenities

Amenities	Air Conditioner, Deck, Exterior Walls- 2"x6", Vinyl Windows, See Remarks
Parking	Double Garage Detached

### Interior

Appliances	Air Conditioning-Central, Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Microwave Hood Fan, Refrigerator, Storage Shed, Stove-Electric, Washer, Window Coverings
Heating	Forced Air-1, Natural Gas
Stories	3
Has Basement	Yes
Basement	Partial, Finished

### Exterior

Exterior	Wood, Vinyl
Exterior Features	Back Lane, Fenced, Landscaped, Playground Nearby, Schools, See Remarks
Roof	Asphalt Shingles

Construction	Wood, Vinyl
Foundation	Concrete Perimeter

**Additional Information**

Date Listed	April 16th, 2025
Days on Market	4
Zoning	Zone 90

DATA IS DEEMED RELIABLE BUT IS NOT GUARANTEED ACCURATE BY THE REALTORS® ASSOCIATION OF EDMONTON. COPYRIGHT 2025 BY THE REALTORS® ASSOCIATION OF EDMONTON. ALL RIGHTS RESERVED.Trademarks are owned or controlled by the Canadian Real Estate Association (CREA) and identify real estate professionals who are members of CREA (REALTOR®, REALTORS®) and/or the quality of services they provide (MLS®, Multiple Listing Service®)

Listing information last updated on April 20th, 2025 at 2:02am MDT