

## \$299,900 - 5108 53 Avenue, Ryley

MLS® #E4421148

**\$299,900**

5 Bedroom, 2.50 Bathroom, 1,292 sqft

Single Family on 0.00 Acres

Ryley, Ryley, AB

Well cared for 5 bedroom bungalow situated in the Village of Ryley, 65 KMS east of Edmonton. Large lot measuring 62ft x 140ft. Kitchen has a corner pantry, island and garden doors adjacent to a covered deck with gas barbecue hook-up. Living room is south facing (lots of natural light) and features a corner gas fireplace and upgraded triple pane window. 3 bedrooms up; primary bedroom with 2-piece ensuite. Main floor laundry. Lower level is partly finished with a family room, 2 bedrooms and a 3 piece bathroom. Two 28 x 15 detached garages with a common roof. Fenced yard. Close to School and Public Swimming Pool. Welcome home!

Built in 2002

### Essential Information

|                |               |
|----------------|---------------|
| MLS® #         | E4421148      |
| Price          | \$299,900     |
| Bedrooms       | 5             |
| Bathrooms      | 2.50          |
| Full Baths     | 2             |
| Half Baths     | 1             |
| Square Footage | 1,292         |
| Acres          | 0.00          |
| Year Built     | 2002          |
| Type           | Single Family |



|          |                        |
|----------|------------------------|
| Sub-Type | Detached Single Family |
| Style    | Bungalow               |
| Status   | Active                 |

### Community Information

|             |                |
|-------------|----------------|
| Address     | 5108 53 Avenue |
| Area        | Ryley          |
| Subdivision | Ryley          |
| City        | Ryley          |
| County      | ALBERTA        |
| Province    | AB             |
| Postal Code | T0B 4A0        |

### Amenities

|                |                        |
|----------------|------------------------|
| Amenities      | Deck                   |
| Parking Spaces | 2                      |
| Parking        | Double Garage Detached |

### Interior

|                   |   |
|-------------------|---|
| Interior Features | ensuite bathroom  |
| Appliances        | Dishwasher-Built-In, Dryer, Fan-Ceiling, Garage Control, Garage Opener, Hood Fan, Refrigerator, Stove-Gas, Washer, Window Coverings |
| Heating           | Forced Air-1, Natural Gas   |
| Fireplaces        | Corner  |
| Stories           | 2   |
| Has Basement      | Yes   |
| Basement          | Full, Partially Finished  |

### Exterior

|                   |                               |
|-------------------|-------------------------------|
| Exterior          | Wood, Vinyl                   |
| Exterior Features | Public Swimming Pool, Schools |
| Lot Description   | 62ft x 140ft                  |
| Roof              | Asphalt Shingles              |
| Construction      | Wood, Vinyl                   |
| Foundation        | Concrete Perimeter            |

### School Information

|            |                  |
|------------|------------------|
| Elementary | Ryley School K-9 |
|------------|------------------|

|        |                   |
|--------|-------------------|
| Middle | Ryley School K-9  |
| High   | Tofield or Viking |

### **Additional Information**

|                |                     |
|----------------|---------------------|
| Date Listed    | February 11th, 2025 |
| Days on Market | 78                  |
| Zoning         | Zone 80             |

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 30th, 2025 at 7:17pm MDT