

## \$109,900 - 5507 52 Avenue, Lamont

MLS® #E4430513

**\$109,900**

3 Bedroom, 1.00 Bathroom, 1,354 sqft

Single Family on 0.00 Acres

Lamont, Lamont, AB

Exterior inspection only. Assumed to be a three bedroom bungalow. 1346 square foot is the registered size on the property tax report. Built in 1950 but with additions and alterations.

From what can be seen on the exterior and through a couple of windows, the home is in very poor condition. Lot is 50 x 132 ft and is fenced. Double detached garage, garage door needs repair and maybe replacing.

Built in 1950

### Essential Information

MLS® #	E4430513
Price	\$109,900
Bedrooms	3
Bathrooms	1.00
Full Baths	1
Square Footage	1,354
Acres	0.00
Year Built	1950
Type	Single Family
Sub-Type	Detached Single Family
Style	Bungalow
Status	Active

### Community Information

Address	5507 52 Avenue
Area	Lamont



Subdivision	Lamont
City	Lamont
County	ALBERTA
Province	AB
Postal Code	T0B 0G0

### **Amenities**

Amenities	On Street Parking
Parking	Double Garage Detached

### **Interior**

Appliances	See Remarks
Heating	Forced Air-1, Natural Gas
Stories	1
Has Basement	Yes
Basement	Partial, Unfinished

### **Exterior**

Exterior	Wood, Stucco
Exterior Features	Fenced
Roof	Asphalt Shingles
Construction	Wood, Stucco
Foundation	Concrete Perimeter

### **Additional Information**

Date Listed	April 11th, 2025
Days on Market	9
Zoning	Zone 62

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 3:32am MDT