



5205 50 Street , Stavely, Alberta - \$299,999



Main Photo

Property Description

Small-town living is calling! Welcome to this unique investment opportunity in the heart of Stavely. This full duplex offers flexibility—continue renting both sides, or live in one while generating income from the other. Just steps from a nearby park, this property is ideally located for families and tenants alike. Both units are nearly identical in layout, each offering a bright and spacious west-facing living room, a cozy main floor den, a convenient 2-piece bath, and a functional kitchen with adjoining dining area and access to the back deck. The lower level provides two comfortable bedrooms, including the primary, along with a full 4-piece bathroom. Outside, each unit features a generous yard with back alley access, off-street parking, and plenty of room for an RV. The property is within walking distance to the hockey rink, archery lanes, school, parks, and downtown amenities. Stavely may be small, but it's full of heart—home to year-round community events, local gatherings, and a welcoming spirit that makes it a great place to call home. Whether you're looking to expand your rental portfolio or find a home with income potential, this duplex is



the perfect fit. Don't miss this opportunity—book a showing!

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