



**4806 43 Street , Ponoka, Alberta - \$349,900**



Main Photo

## Property Description

This meticulously maintained 4-bedroom Bungalow is nestled on a quiet street. Step inside to a bright and airy living room, where large, east-facing, upgraded windows flood the space with natural light. The main floor, has had all windows replaced for enhanced efficiency. There is a welcoming dining area, a well-appointed renovated kitchen, a spacious primary bedroom, a second generously sized bedroom, and a modern 4-piece bathroom. The fully finished lower level offers versatile additional living space, currently configured as an office and secondary living room. Two additional well-sized bedrooms, a full bathroom, and a convenient laundry room complete this level. The home is equipped with a brand-new boiler system and an on-demand hot water system (installed in 2025) for ultimate comfort and efficiency. Outside, the home shines with upgrades, including vinyl siding and natural gas plumbing for a barbecue. The expansive, beautifully landscaped backyard is a true highlight, offering endless potential and featuring a deck, a lower patio perfect for entertaining, and a cozy firepit area. A spacious storage shed adds

convenience, while the large lot provides RV parking and ample space for additional vehicles or the potential to build a substantial garage or shop.

This property has been lovingly cared for, and shows pride of long-term ownership. It is in move in ready, and could make the perfect affordable family home!

## REALTOR Referral

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REALTOR®

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