

## \$375,000 - 4524 57 Avenue, Lamont

MLS® #E4448349

**\$375,000**

4 Bedroom, 3.00 Bathroom, 1,295 sqft

Single Family on 0.00 Acres

Lamont, Lamont, AB

Pride of ownership is evident throughout this upgraded bungalow. Located on a quiet street backing on an open field and playground. Inviting front porch where you can greet your friends and neighbors. Recently replaced shingles, PVC windows with stylish mullions and stamped concrete walkways. Private front entry, relaxing formal living room has a large picture window and is a great place relax after dinner. Spacious, Open Kitchen and dining area is ideal for a large family. An abundance of kitchen cupboards, plenty of working space on the countertops and central island plus corner pantry for extra storage. Patio doors to new back deck where you can watch the kids play. Master bedroom has double closet and full ensuite. Convenient main floor laundry room. Vinyl flooring in developed basement features a large family room, 3rd and 4th large bedroom, extra storage/cold room and full bathroom. Oversized insulated and heated Garage with built-in storage space is a perfect for a handy person.

Built in 1999

### Essential Information

MLS® # E4448349

Price \$375,000

Bedrooms 4



Bathrooms	3.00
Full Baths	3
Square Footage	1,295
Acres	0.00
Year Built	1999
Type	Single Family
Sub-Type	Detached Single Family
Style	Bungalow
Status	Active

### Community Information

Address	4524 57 Avenue
Area	Lamont
Subdivision	Lamont
City	Lamont
County	ALBERTA
Province	AB
Postal Code	T0B 2R0

### Amenities

Amenities	Deck, Front Porch, Hot Water Electric, No Smoking Home, Parking-Extra, Vinyl Windows
Parking Spaces	5
Parking	Triple Garage Attached

### Interior

Interior Features	ensuite bathroom
Appliances	Dryer, Garage Opener, Hood Fan, Storage Shed, Stove-Electric, Vacuum System Attachments, Vacuum Systems, Washer, Window Coverings, Refrigerators-Two
Heating	Forced Air-1, Natural Gas
Stories	2
Has Basement	Yes
Basement	Full, Finished

### Exterior

Exterior	Wood, Vinyl
Exterior Features	Back Lane, Corner Lot, Flat Site, Landscaped, Playground Nearby, Private Fishing, Schools, Shopping Nearby

Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

**School Information**

Elementary	Lamont Elementary
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**Additional Information**

Date Listed	July 17th, 2025
Days on Market	2
Zoning	Zone 62

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Listing information last updated on July 19th, 2025 at 7:17am MDT