

\$385,000 - 5529 52 Avenue close, Innisfail

MLS® #A2232965

\$385,000

4 Bedroom, 3.00 Bathroom, 1,191 sqft

Residential on 0.09 Acres

Dodds Lake, Innisfail, Alberta

Well-maintained and fully finished, this spacious end-unit townhome offers comfort, functionality, and a great location—just a short walk to Dodd’s Lake! With 4 bedrooms (2 up, 2 down), 3 full bathrooms, and main floor laundry, this home is perfect for families, downsizers, or investors.

The bright, open-concept main floor features a cozy gas fireplace, a generous living and dining area, and a large kitchen with ample storage. A spacious foyer welcomes you inside, while the attached single garage offers convenience and extra storage space.

Enjoy outdoor living with a fenced backyard that backs onto mature trees, offering privacy and a peaceful setting. The fully developed basement is a great place for your guests or children to sleep and play in the large family room!

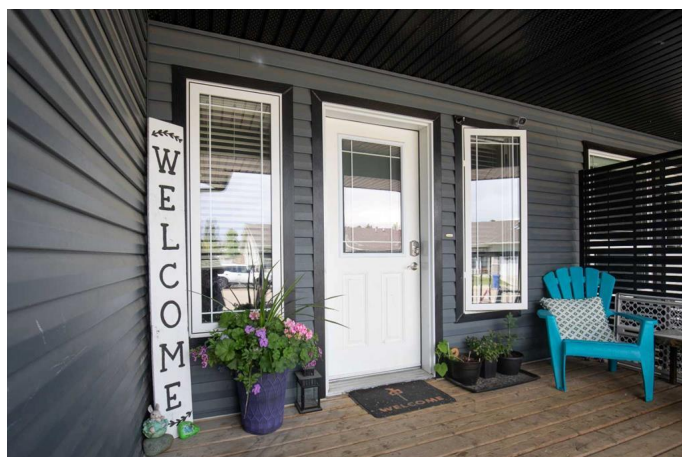
Highlights include: End-unit with extra natural light. 4 bedrooms, 3 bathrooms. Finished up and down. Gas fireplace in the living room. Open floor plan with spacious kitchen. Large entryway/foyer. Single attached garage. Fully fenced rear yard. Lovely private setting!

Built in 2013

Essential Information

MLS® #

A2232965



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|----------------|---------------|
| Price | \$385,000 |
| Bedrooms | 4 |
| Bathrooms | 3.00 |
| Full Baths | 3 |
| Square Footage | 1,191 |
| Acres | 0.09 |
| Year Built | 2013 |
| Type | Residential |
| Sub-Type | Row/Townhouse |
| Style | Bungalow |
| Status | Active |

Community Information

| | |
|-------------|-----------------|
| Address | 5529 52 Avenue |
| Subdivision | Dodds Lake |
| City | Innisfail |
| County | Red Deer County |
| Province | Alberta |
| Postal Code | T4G 0A1 |

Amenities

| | |
|----------------|---|
| Parking Spaces | 1 |
| Parking | Concrete Driveway, Single Garage Attached |
| # of Garages | 1 |

Interior

| | |
|-------------------|---|
| Interior Features | Breakfast Bar, Ceiling Fan(s), Closet Organizers, Laminate Counters, Sump Pump(s), Vinyl Windows, Walk-In Closet(s) |
| Appliances | Dishwasher, Electric Stove, Garage Control(s), Microwave Hood Fan, Refrigerator, Washer/Dryer |
| Heating | Forced Air, Natural Gas |
| Cooling | None |
| Fireplace | Yes |
| # of Fireplaces | 1 |
| Fireplaces | Gas, Living Room, Mantle |
| Has Basement | Yes |
| Basement | Finished, Full |

Exterior

| | |
|-------------------|--|
| Exterior Features | Rain Gutters |
| Lot Description | Back Yard, Landscaped, Lawn, Level, No Neighbours Behind |
| Roof | Asphalt Shingle |
| Construction | Concrete, Vinyl Siding, Wood Frame |
| Foundation | Poured Concrete |

Additional Information

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|----------------|-----------------|
| Date Listed | June 19th, 2025 |
| Days on Market | 49 |
| Zoning | R2 |

Listing Details

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|----------------|------------------------------------|
| Listing Office | RE/MAX real estate central alberta |
|----------------|------------------------------------|

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