

\$375,000 - 4915 44 Street, Innisfail

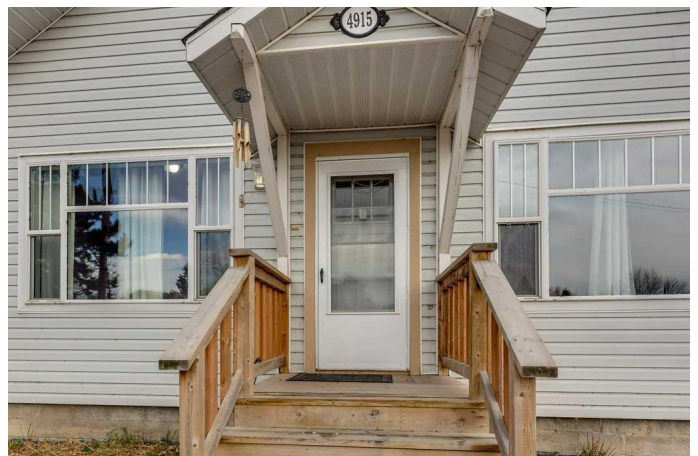
MLS® #A2271713

\$375,000

5 Bedroom, 2.00 Bathroom, 1,506 sqft
Residential on 0.21 Acres

Central Innisfail, Innisfail, Alberta

This beautifully maintained character home blends classic architectural details with key updates, all set on a mature oversized lot in a quiet, established neighborhood. Inside and you'll appreciate the warmth of this inviting 1.5-storey home-from its distinctive rooflines to classic touches like glass doorknobs combined with updated flooring and modern finishes. The main floor features a generous front living room and a spacious eat-in kitchen with excellent cabinet and counter space. This level also includes the primary bedroom, an office (or second bedroom), a 3-piece bathroom, and the convenience of main-floor laundry. Upstairs, two large bedrooms with beautiful, pitched ceilings create comfortable, versatile spaces for kids, guests, or additional workspace. A well-kept 3-piece bathroom with a clawfoot tub enhances the character of the upper level. The basement is almost fully developed, with its current framing, drywalling, and layout already in place. The lower level has a 5th bedroom that would easily be completed with some flooring and paint, with room for a potential 6th bedroom or additional hobby/storage areas depending on your needs. Outside, the expansive yard is a standout feature offering raised garden boxes, a fire pit area, mature trees, and a convenient garden shed. You'll also find a classic clothesline, perfect for anyone who enjoys fresh-air-dried laundry (or simply wants to save a little on electricity- delightfully "old-school" :). The double detached



garage provides parking and workspace and there is plenty of additional room to park an RV off the alley. Located close to schools, parks, the hospital and downtown amenities, with updated vinyl windows, a 2022 furnace, and a blend of character and modern improvements- this home is comfortable, efficient, and full of personality!

Built in 1930

Essential Information

MLS® #	A2271713
Price	\$375,000
Bedrooms	5
Bathrooms	2.00
Full Baths	2
Square Footage	1,506
Acres	0.21
Year Built	1930
Type	Residential
Sub-Type	Detached
Style	1 and Half Storey
Status	Active

Community Information

Address	4915 44 Street
Subdivision	Central Innisfail
City	Innisfail
County	Red Deer County
Province	Alberta
Postal Code	T4G 1M7

Amenities

Parking Spaces	2
Parking	Double Garage Detached
# of Garages	2

Interior

Interior Features	Ceiling Fan(s), Laminate Counters
Appliances	Dishwasher, Electric Stove, Microwave, Refrigerator, Washer/Dryer
Heating	Forced Air
Cooling	None
Has Basement	Yes
Basement	Full

Exterior

Exterior Features	Fire Pit
Lot Description	Back Yard, Few Trees, Lawn
Roof	Asphalt Shingle
Construction	Wood Frame
Foundation	Block

Additional Information

Date Listed	November 20th, 2025
Zoning	R-1B

Listing Details

Listing Office	Royal LePage Network Realty Corp.
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