

\$268,000 - 4639 54 Street, Rycroft

MLS® #A2228949

\$268,000

3 Bedroom, 3.00 Bathroom, 1,220 sqft

Residential on 0.20 Acres

NONE, Rycroft, Alberta

Corner-Lot Retreat! Nestled on a generously sized fully-fenced corner lot in the heart of Rycroft – the “Hub of the Peace” and just a 45-minute drive north of Grande Prairie, on Highway 49. This nicely maintained home invites you in with pride and purpose. Key Features include: -Kitchen: warm oak cabinetry graces the kitchen, offering both function and timeless appeal. -Bed & Bath: 3 nice sized bedrooms 2 bathrooms upstairs, including a primary with a convenient 2-piece ensuite, main bathroom with double vanity and tub/shower combo, and downstairs a den and 3pc bath with shower. -Entertainment & Living: The heart of the home is the downstairs entertainment room featuring a built-in bar and a cozy gas fireplace – perfect for hosting dinners or game nights. The downstairs den adds valuable versatility – ideal for a home office, reading nook, craft area, or even a private poker or tasting room if you desire! -Outdoor Living: Composite wrap-around decking and a separate sun-filled patio with built-in fire pit on the paved patio, extend your entertaining outdoors, surrounded by low-maintenance landscaping and mature trees. -Detached Garage & Parking: Unheated two-car detached garage with electricity sits behind a paved driveway – ample space for vehicles, toys, or equipment. There is an insulated workshop at the back of the garage too! Bonus: One of the secondary bedrooms includes access to the deck – a serene spot to enjoy morning coffee or read in peace. Why



Youâ€™ll Love It: Move-in Ready & Thoughtfully Designed â€“ The layout balances family living, entertaining, and productivity, all wrapped in a low-maintenance exterior. Prime Outdoor Spaces â€“ The deck and patio areas are your private oasisâ€“perfect for summers and autumn evenings alike. Room to Grow â€“ Corner lot offers space for the future (Carriage House/in-law suite possibly on top of garage?), plus mature greenery for privacy. Small-Town Charm with Big Appeal â€“ Rycroft, a tight-knit village of ~600 residents, offers a peaceful pace while remaining connected to Grande Prairie's amenities. Rycroft has an elementary school, grocery store, ball diamonds, dance studio, restaurants, a bakery and rodeo grounds with chuckwagon races every July! All within walking distance! Price simply doesnâ€™t reflect the lifestyle: refined home comfort, flexible spaces, and outdoor appealâ€“all in a thriving Northern Alberta community. To book a viewing or learn more, contact your favourite realtor today. Fridge, stove, dishwasher, washer, dryer included.

Essential Information

MLS® #	A2228949
Price	\$268,000
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,220
Acres	0.20
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Active

Community Information

Address	4639 54 Street
Subdivision	NONE
City	Rycroft
County	Spirit River No. 133, M.D. of
Province	Alberta
Postal Code	T0H 3A0

Amenities

Parking Spaces	4
Parking	Double Garage Detached
# of Garages	2

Interior

Interior Features	Bar, No Animal Home, No Smoking Home
Appliances	Dishwasher, Electric Stove, Refrigerator, Washer/Dryer, Window Coverings
Heating	Forced Air, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Basement, Gas
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	Fire Pit
Lot Description	Low Maintenance Landscape
Roof	Asphalt Shingle
Construction	Vinyl Siding
Foundation	Poured Concrete

Additional Information

Date Listed	June 6th, 2025
Days on Market	22
Zoning	R1

Listing Details

Listing Office	eXp Realty
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