

\$294,900 - 6002 54 Avenue, Ponoka

MLS® #A2210696

\$294,900

3 Bedroom, 3.00 Bathroom, 1,165 sqft
Residential on 0.19 Acres

Lucas Heights, Ponoka, Alberta

Solid Home in Prime Location! Welcome to this well-built home, offering incredible potential in one of Ponoka's most sought-after neighborhoods. This 1976 gem has remained in its original form with minimal cosmetic updates, making it the perfect opportunity for first-time buyers or anyone looking for a rewarding remodel or flip project. Featuring 3 bedrooms, 1.5 baths, and a roughed-in bathroom in the basement ready for development, there's plenty of room to make it your own. The solid construction and excellent bones provide a strong foundation for future updates. Outside, you'll find a single-car insulated garage along with a large parking pad—perfect for extra vehicles or RV parking. Situated close to schools, parks, recreational amenities, and the general hospital, this location is unbeatable. If you're looking for an affordable property with great potential in a fantastic community, this is the one!

Built in 1976

Essential Information

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|------------|-----------|
| MLS® # | A2210696 |
| Price | \$294,900 |
| Bedrooms | 3 |
| Bathrooms | 3.00 |
| Full Baths | 1 |



| | |
|----------------|-------------|
| Half Baths | 2 |
| Square Footage | 1,165 |
| Acres | 0.19 |
| Year Built | 1976 |
| Type | Residential |
| Sub-Type | Detached |
| Style | Bungalow |
| Status | Active |

Community Information

| | |
|-------------|----------------|
| Address | 6002 54 Avenue |
| Subdivision | Lucas Heights |
| City | Ponoka |
| County | Ponoka County |
| Province | Alberta |
| Postal Code | T4J 1L1 |

Amenities

| | |
|----------------|--|
| Parking Spaces | 2 |
| Parking | Parking Pad, RV Access/Parking, Single Garage Attached |
| # of Garages | 1 |

Interior

| | |
|-------------------|--|
| Interior Features | See Remarks |
| Appliances | Dishwasher, Electric Stove, Refrigerator, Washer/Dryer |
| Heating | Floor Furnace |
| Cooling | None |
| Has Basement | Yes |
| Basement | Finished, Full |

Exterior

| | |
|-------------------|---------------------------------------|
| Exterior Features | None |
| Lot Description | Close to Clubhouse, Corner Lot, Level |
| Roof | Asphalt Shingle |
| Construction | Wood Frame |
| Foundation | Poured Concrete |

Additional Information

| | |
|-------------|------------------|
| Date Listed | April 13th, 2025 |
|-------------|------------------|

| | |
|----------------|----|
| Days on Market | 8 |
| Zoning | R1 |

Listing Details

| | |
|----------------|--------------------------------|
| Listing Office | Coldwell Banker Ontrack Realty |
|----------------|--------------------------------|

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