

\$185,000 - 202 4002 47 Street, Drayton Valley

MLS® #E4433145

\$185,000

2 Bedroom, 1.50 Bathroom, 772 sqft

Condo / Townhouse on 0.00 Acres

Drayton Valley, Drayton Valley, AB

Welcome to this spacious second floor, 2-bedroom condo offering an east-facing oversized balcony complete with two outdoor storage units. Thoughtfully constructed in 2016, this unit features triple-glazed, argon-filled windows, vinyl plank flooring, soft-close cabinetry, stainless kitchen appliances solid core interior doors, a water line to the fridge, garburator, gas barbecue hookup, and a Duradek deck finish for lasting quality. Designed with comfort and durability in mind, the building boasts 8" concrete hollow-core floors and steel stud construction between levels, providing superior noise reduction. Enjoy the convenience of heated, drive-in underground parking, accommodating larger vehicles such as trucks with ease. Residents also have access to excellent amenities, including a fully equipped exercise room and a common social room—perfect for hosting special events and gatherings. With elevator access and a minimum age requirement of 55+ for at least one spouse. Affordable, maintenance-free living!

Built in 2016

Essential Information

MLS® # E4433145

Price \$185,000



| | |
|----------------|------------------------|
| Bedrooms | 2 |
| Bathrooms | 1.50 |
| Full Baths | 1 |
| Half Baths | 1 |
| Square Footage | 772 |
| Acres | 0.00 |
| Year Built | 2016 |
| Type | Condo / Townhouse |
| Sub-Type | Lowrise Apartment |
| Style | Single Level Apartment |
| Status | Active |

Community Information

| | |
|-------------|--------------------|
| Address | 202 4002 47 Street |
| Area | Drayton Valley |
| Subdivision | Drayton Valley |
| City | Drayton Valley |
| County | ALBERTA |
| Province | AB |
| Postal Code | T7A 0A2 |

Amenities

| | |
|-----------|--|
| Amenities | Carbon Monoxide Detectors, Deck, Exercise Room, No Animal Home, No Smoking Home, Recreation Room/Centre, Storage-In-Suite, Vinyl Windows, Natural Gas BBQ Hookup |
| Parking | Heated, Parkade, Stall |

Interior

| | |
|-------------------|---|
| Interior Features | ensuite bathroom |
| Appliances | Air Conditioning-Central, Dishwasher-Built-In, Garage Control, Microwave Hood Fan, Stacked Washer/Dryer, Stove-Electric, Window Coverings |
| Heating | Baseboard, Hot Water, Natural Gas |
| # of Stories | 4 |
| Stories | 4 |
| Has Basement | Yes |
| Basement | None, No Basement |

Exterior

| | |
|-------------------|---|
| Exterior | Steel, Vinyl |
| Exterior Features | Landscaped, Level Land, Shopping Nearby |
| Roof | Asphalt Shingles |
| Construction | Steel, Vinyl |
| Foundation | Concrete Perimeter |

Additional Information

| | |
|----------------|------------------|
| Date Listed | April 27th, 2025 |
| Days on Market | 4 |
| Zoning | Zone 90 |
| Condo Fee | \$252 |

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Listing information last updated on May 1st, 2025 at 5:17pm MDT