

\$185,000 - 6116 50th Avenue, Drayton Valley

MLS® #E4451734

\$185,000

0 Bedroom, 0.00 Bathroom,
Land Commercial on 0.00 Acres

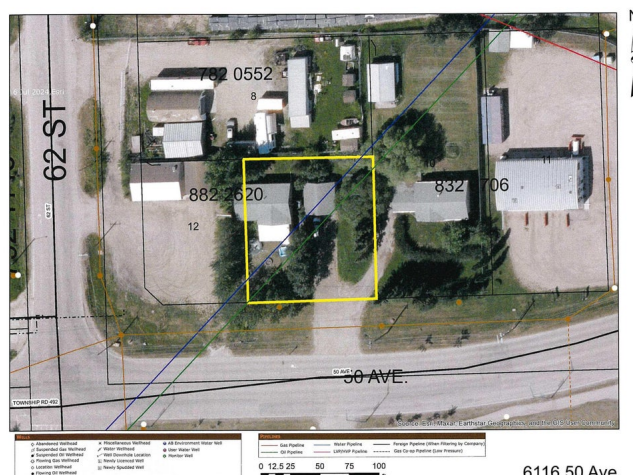
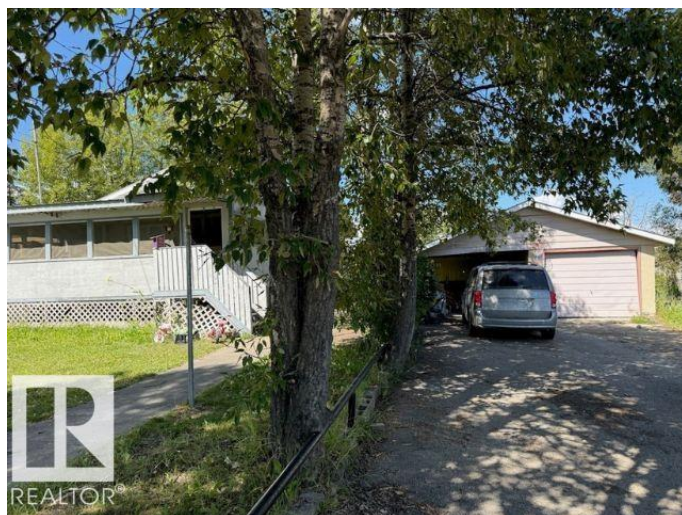
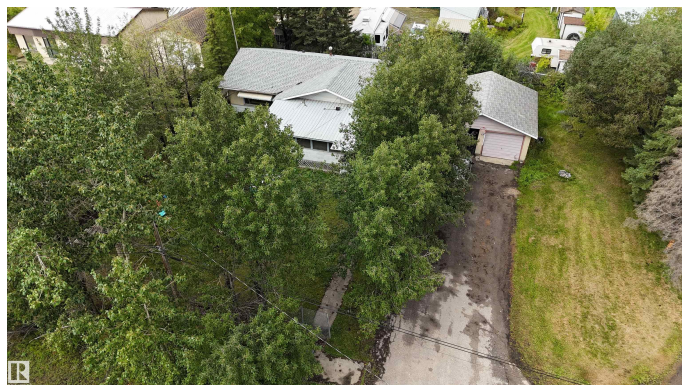
Drayton Valley, Drayton Valley, AB

Versatile Detached Home on Expansive Lot
“ Excellent Value & Potential. An exceptional opportunity to own an affordable detached home located in-town on a generous 0.308-acre lot. This property offers approximately 2,184 sq ft of living space, including a partially finished basement, and presents significant potential with some modern updates. The main floor features 3 bedrooms and 1.5 bathrooms, along with a spacious covered front deck “ perfect for enjoying outdoor living. Additional highlights include a single detached garage with attached carport, and excellent lot exposure with easy access to Highway 22, all conveniently located near local amenities. Currently tenant-occupied, with tenants potentially open to staying, this property offers flexibility for investors or future homeowners. It is zoned Commercial-GEN and assessed as residential, creating unique opportunities for various uses. A rare find offering space, location, and investment potential.

Built in 1965

Essential Information

MLS® #	E4451734
Price	\$185,000
Bathrooms	0.00



6116 50 Ave

Acres	0.00
Year Built	1965
Type	Land Commercial
Status	Active

Community Information

Address	6116 50th Avenue
Area	Drayton Valley
Subdivision	Drayton Valley
City	Drayton Valley
County	ALBERTA
Province	AB
Postal Code	T7A 1J4

Exterior

Exterior	Wood Frame
Roof	Asphalt Shingles
Construction	Wood Frame

Additional Information

Date Listed	August 7th, 2025
Days on Market	17
Zoning	Zone 90

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Listing information last updated on August 24th, 2025 at 10:17am MDT