

\$359,900 - 6 Cambridge Close, Blackfalds

MLS® #A2092851

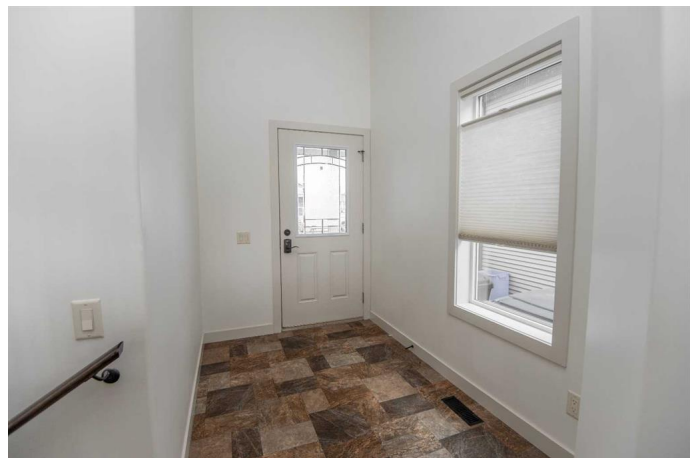
\$359,900

5 Bedroom, 3.00 Bathroom, 1,241 sqft

Residential on 0.10 Acres

Cottonwood Estates, Blackfalds, Alberta

SAN MARIA HOMES BUILT Bi-LEVEL IN COTTONWOOD ESTATES! This well maintained 5 bedroom, 3 bathroom home has plenty of room for the growing family. The main floor features an open concept layout with a large living room with vaulted ceilings and large south exposed windows. The kitchen offers all stainless appliances including duel fuel stove, plenty of storage and workspace, corner pantry and an island which overlooks the dining and family room. Primary bedroom is spacious and has tinted glass for privacy, generous sized closet and its own four piece ensuite. Two good sized bedrooms and full four piece bathroom complete the main level. Head downstairs to the fully developed basement which offers a huge family/rec room, two bedrooms and four piece bathroom. Laundry is located in the utility room allowing for lots of storage space. You'll love spending time outside on the oversized south facing rear deck which also includes weather-proofed enclosed storage under the deck. Poured concrete sidewalks from the front of the home run along the side of the house to the rear yard. The yard is fully fenced and landscaped with a large two car parking pad. Lots of room for future garage. Other extras include 2 year old hot water tank, central AC, operational in-floor heat, LED lights throughout (basement lights can change colors) and Hunter Douglas blinds which offer a lifetime warranty. Great location with just a quick walk to the school, parks, playgrounds and skate park. This home



is the perfect balance of convenience and comfort!

Built in 2014

Essential Information

MLS® #	A2092851
Price	\$359,900
Sold Price	\$356,000
Bedrooms	5
Bathrooms	3.00
Full Baths	3
Square Footage	1,241
Acres	0.10
Year Built	2014
Type	Residential
Sub-Type	Detached
Style	Bi-Level
Status	Sold

Community Information

Address	6 Cambridge Close
Subdivision	Cottonwood Estates
City	Blackfalds
County	Lacombe County
Province	Alberta
Postal Code	T4M 0A3

Amenities

Parking Spaces	2
Parking	Off Street, Parking Pad

Interior

Interior Features	Closet Organizers, Kitchen Island, Laminate Counters, Open Floorplan, Pantry, Vaulted Ceiling(s), Vinyl Windows
Appliances	Dishwasher, Gas Stove, Microwave Hood Fan, Refrigerator, Washer/Dryer
Heating	In Floor, Forced Air, Natural Gas
Cooling	Central Air

Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	None
Lot Description	Back Lane, Back Yard, Front Yard, Landscaped
Roof	Asphalt Shingle
Construction	Stone, Vinyl Siding
Foundation	Poured Concrete

Additional Information

Date Listed	November 11th, 2023
Date Sold	November 24th, 2023
Days on Market	13
Zoning	R1S
HOA Fees	0.00

Listing Details

Listing Office	Royal LePage Network Realty Corp.
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