

\$234,900 - 4940 Westbrooke Road, Blackfalds

MLS® #A2171486

\$234,900

4 Bedroom, 3.00 Bathroom, 1,345 sqft

Residential on 0.05 Acres

Harvest Meadows, Blackfalds, Alberta

Discover a fantastic opportunity to create your dream home or investment property! This two-storey townhouse offers incredible potential for those willing to bring it to its full glory. Priced to reflect the many updates needed, this home awaits your personal touch. The main floor welcomes you with laminate flooring and a spacious living room featuring a bright bay window, perfect for soaking in natural light. The kitchen and dining area are open, practical and functional and there is a convenient 2pc bath off the back door. The kitchen boasts dark-stained cabinets, crown molding, and a pantry, providing ample storage. Step outside to the north-facing backyard, fully fenced for privacy and equipped with a handy shed—ideal for storage or hobbies.

Upstairs, you'll find a sizable primary bedroom, two additional bedrooms, and a 4pc bath. The finished basement expands your living space with a fourth bedroom, a third bathroom/laundry room—great for guests, family members, or a home office. New water tank in 2023.

This townhouse requires work, but with a bit of time, effort and money, you can unlock the home's full potential and enjoy the benefits of a great location without condo fees!



Built in 2005

Essential Information

MLS® #	A2171486
Price	\$234,900
Sold Price	\$234,000
Bedrooms	4
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,345
Acres	0.05
Year Built	2005
Type	Residential
Sub-Type	Row/Townhouse
Style	2 Storey
Status	Sold

Community Information

Address	4940 Westbrooke Road
Subdivision	Harvest Meadows
City	Blackfalds
County	Lacombe County
Province	Alberta
Postal Code	T0M 0J0

Amenities

Parking Spaces	3
Parking	Alley Access, Parking Pad

Interior

Interior Features	See Remarks
Appliances	See Remarks
Heating	Forced Air, Natural Gas
Cooling	None
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	Other
Lot Description	Back Lane, Back Yard, City Lot, Interior Lot, Level
Roof	Asphalt Shingle

Construction	Concrete, Vinyl Siding, Wood
Foundation	Poured Concrete



Additional Information

Date Listed	October 8th, 2024
Date Sold	October 11th, 2024
Days on Market	3
Zoning	R2
HOA Fees	0.00

Listing Details

Listing Office	Greater Property Group
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