

# \$449,000 - 5642 Prairie Ridge Avenue, Blackfalds

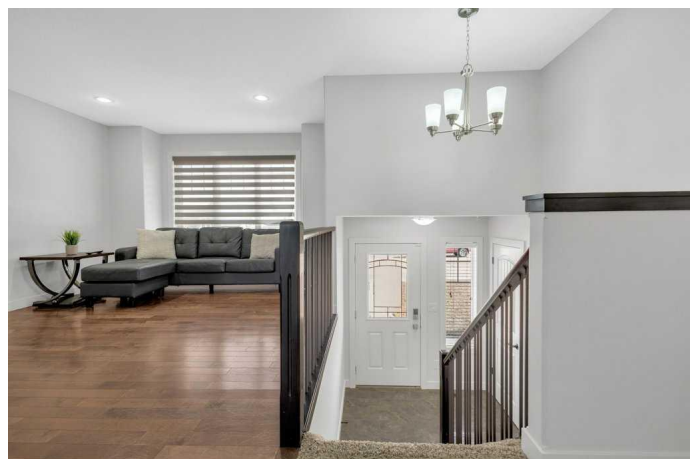
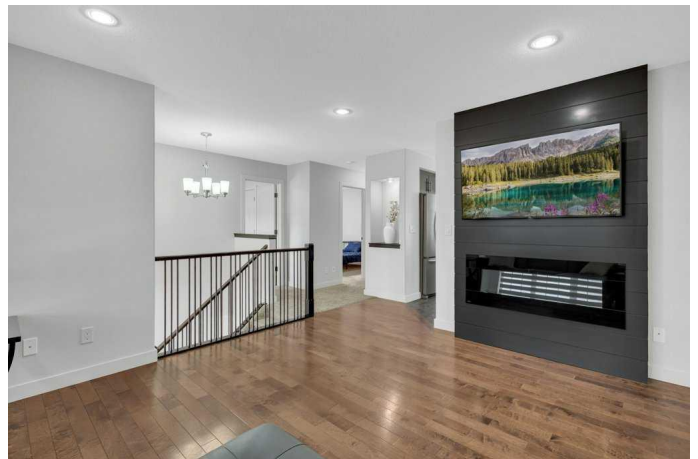
MLS® #A2205928

**\$449,000**

5 Bedroom, 3.00 Bathroom, 1,204 sqft  
Residential on 0.11 Acres

Panorama Estates, Blackfalds, Alberta

WELCOME TO THIS PERFECT FAMILY HOME WITH A DOUBLE, HEATED GARAGE... located in the growing community of Blackfalds where convenience meets comfort in a delightful residential setting. This inviting home features a practical layout with a total of 5 bedrooms & 3 bathrooms. The primary bedroom is spacious with a large closet, and has a 4 piece ensuite. 2 more bedrooms on the main floor and another full bathroom. The living room enjoys tons of morning sunlight through the large window, features hardwood flooring and a built-in electric fireplace with a shiplap feature wall. In the kitchen, loads of cabinets, a pantry, stainless appliances, and the perfect gathering place for families. Adjacent to the kitchen is the dining area with access to the deck and back yard. The basement offers a massive family room with a TV area and plenty of room for a pool table or play area for the kids, 2 more bedrooms, 4 piece bathroom, in floor heating (rough-in) and a laundry room adding to the practicality and value of this well-structured home. The yard is fully fenced with 23x23 heated, detached garage. Living in Panorama Estates, positions you in a great neighborhood from a host of amenities and conveniences: Families will appreciate the proximity to schools and playgrounds. Enjoy leisure and activities at the park just down the street. This charming property holds the key to a balanced lifestyle, Whether you're a growing family or a savvy investor, this property offers



endless possibilities in a great location. See it today!

Built in 2013

### Essential Information

|                |             |
|----------------|-------------|
| MLS® #         | A2205928    |
| Price          | \$449,000   |
| Sold Price     | \$449,900   |
| Bedrooms       | 5           |
| Bathrooms      | 3.00        |
| Full Baths     | 3           |
| Square Footage | 1,204       |
| Acres          | 0.11        |
| Year Built     | 2013        |
| Type           | Residential |
| Sub-Type       | Detached    |
| Style          | Bi-Level    |
| Status         | Sold        |

### Community Information

|             |                           |
|-------------|---------------------------|
| Address     | 5642 Prairie Ridge Avenue |
| Subdivision | Panorama Estates          |
| City        | Blackfalds                |
| County      | Lacombe County            |
| Province    | Alberta                   |
| Postal Code | T4M0B5                    |

### Amenities

|                |                                                           |
|----------------|-----------------------------------------------------------|
| Parking Spaces | 2                                                         |
| Parking        | Double Garage Detached, Heated Garage, Garage Door Opener |

### Interior

|                   |                                                                                                   |
|-------------------|---------------------------------------------------------------------------------------------------|
| Interior Features | No Animal Home, Pantry, Recessed Lighting, Storage, Sump Pump(s), Vinyl Windows                   |
| Appliances        | Dishwasher, Dryer, Garage Control(s), Microwave, Refrigerator, Stove(s), Washer, Window Coverings |
| Heating           | Fireplace(s), Forced Air, Natural Gas                                                             |
| Cooling           | None                                                                                              |

|                 |                                   |
|-----------------|-----------------------------------|
| Fireplace       | Yes                               |
| # of Fireplaces | 1                                 |
| Fireplaces      | Electric, Living Room, Decorative |
| Has Basement    | Yes                               |
| Basement        | Finished, Full                    |

## Exterior

|                   |                                                        |
|-------------------|--------------------------------------------------------|
| Exterior Features | None                                                   |
| Lot Description   | Back Lane, Back Yard, Rectangular Lot, Street Lighting |
| Roof              | Asphalt Shingle                                        |
| Construction      | Brick, Vinyl Siding                                    |
| Foundation        | Poured Concrete                                        |

## Additional Information

|                |                  |
|----------------|------------------|
| Date Listed    | April 3rd, 2025  |
| Date Sold      | April 24th, 2025 |
| Days on Market | 21               |
| Zoning         | R1S              |
| HOA Fees       | 0.00             |

## Listing Details

|                |                    |
|----------------|--------------------|
| Listing Office | Century 21 Maximum |
|----------------|--------------------|

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