

# \$437,500 - 4807 64 Avenue, Cold Lake

MLS® #E4425304

## \$437,500

5 Bedroom, 3.00 Bathroom, 1,370 sqft  
Single Family on 0.00 Acres

Tri City Estates, Cold Lake, AB

This lovely bi-level home in Tri-City Estates is beautifully maintained and move in ready! The main level features a large open living space and a great kitchen with handy pantry & patio access to the 2 tier deck. There are 3 large bedrooms on the upper level, the primary with an ensuite & walk in closet. The lower-level family room is bright and welcoming, complete with in-floor heating and brand-new vinyl plank flooring. You'll also find two additional bedrooms, a third bathroom, and a convenient finished laundry room. The large tiled foyer provides direct access to the heated garage, while the fully fenced yard offers ample RV access, a gate leading to green space, and easy access to nearby shopping. Enjoy the fire pit area, raised garden beds, and the comfort of air conditioning. This home truly has it all!

Built in 2010

### Essential Information

MLS® #	E4425304
Price	\$437,500
Bedrooms	5
Bathrooms	3.00
Full Baths	3
Square Footage	1,370
Acres	0.00
Year Built	2010



Type	Single Family
Sub-Type	Detached Single Family
Style	Bi-Level
Status	Active

### Community Information

Address	4807 64 Avenue
Area	Cold Lake
Subdivision	Tri City Estates
City	Cold Lake
County	ALBERTA
Province	AB
Postal Code	T9M 0A1

### Amenities

Amenities	Deck, Fire Pit, R.V. Storage, Natural Gas BBQ Hookup
Parking	Double Garage Attached, Heated

### Interior

Interior Features	ensuite bathroom
Appliances	Air Conditioning-Central, Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Microwave Hood Fan, Refrigerator, Stove-Electric, Vacuum System Attachments, Vacuum Systems, Washer, TV Wall Mount, Garage Heater
Heating	Forced Air-1, In Floor Heat System, Natural Gas, Water
Stories	2
Has Basement	Yes
Basement	Full, Finished

### Exterior

Exterior	Wood, Brick, Vinyl
Exterior Features	Backs Onto Park/Trees, Fenced, Flat Site, Landscaped, Playground Nearby, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Brick, Vinyl
Foundation	Concrete Perimeter

### Additional Information

Date Listed	March 12th, 2025
Days on Market	51

## Zoning

## Zone 60

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