

\$285,000 - 6511a 47 Street, Cold Lake

MLS® #E4431750

\$285,000

3 Bedroom, 2.50 Bathroom, 1,578 sqft

Single Family on 0.00 Acres

Tri City Estates, Cold Lake, AB

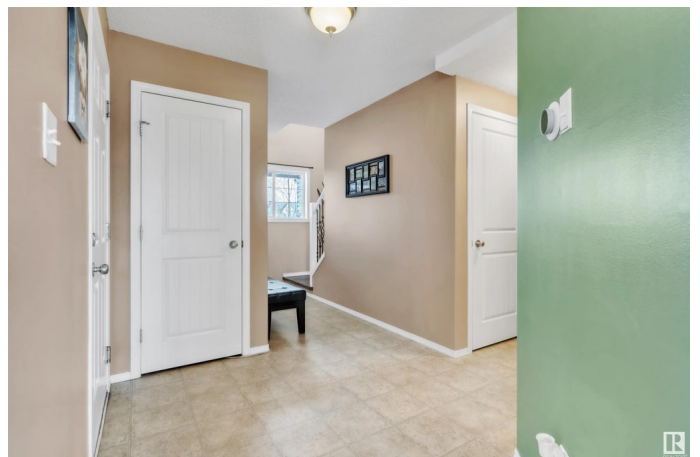
Perfectly Positioned in the Tri-City Area! This inviting 2-storey with over 1,500 sq ft of thoughtfully designed living space, plus an undeveloped basement ready for your personal touch! Step inside to a spacious front entryway that flows seamlessly into an open-concept main floor. The kitchen is a standout feature with ample counter and cupboard space. The dining area easily accommodates a full-sized table, while the bright and freshly updated living room—complete with new vinyl plank flooring and fresh paint. Conveniently located on the main level are a 2-piece powder room, access to the single attached garage, and sliding doors that lead to the fenced and landscaped backyard with a storage shed. Upstairs, you™ll find 3 generously sized bedrooms, including a primary suite with dual closets and a private 4pc ensuite. You™ll also love the upstairs laundry room. The basement is a blank canvas, featuring a roughed-in bathroom and plenty of potential for additional living space.

Built in 2009

Essential Information

MLS® # E4431750

Price \$285,000



Bedrooms	3
Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	1,578
Acres	0.00
Year Built	2009
Type	Single Family
Sub-Type	Half Duplex
Style	2 Storey
Status	Active

Community Information

Address	6511a 47 Street
Area	Cold Lake
Subdivision	Tri City Estates
City	Cold Lake
County	ALBERTA
Province	AB
Postal Code	T9M 0B1

Amenities

Amenities	Deck, Vinyl Windows
Parking	Insulated, Single Garage Attached

Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Garage Control, Garage Opener, Microwave Hood Fan, Refrigerator, Storage Shed, Stove-Electric, See Remarks
Heating	Forced Air-1, Natural Gas
Stories	2
Has Basement	Yes
Basement	Full, Unfinished

Exterior

Exterior	Wood, Vinyl
Exterior Features	Fenced, Flat Site, Landscaped, Playground Nearby, Public Transportation, Shopping Nearby
Roof	Asphalt Shingles

Construction	Wood, Vinyl
Foundation	Concrete Perimeter

Additional Information

Date Listed	April 18th, 2025
Days on Market	15
Zoning	Zone 60

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Listing information last updated on May 3rd, 2025 at 1:47am MDT