

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

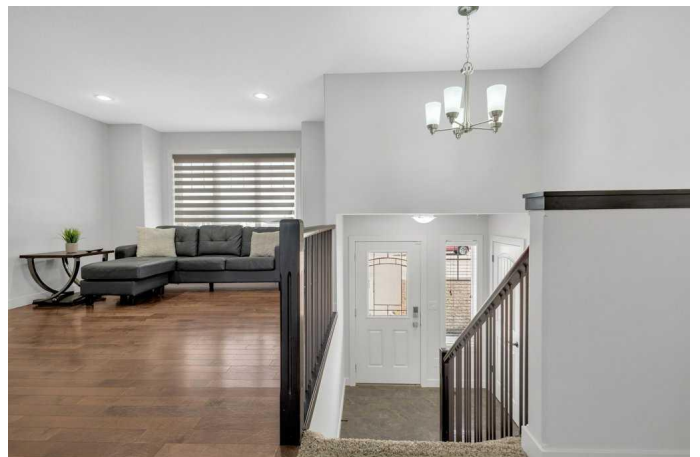
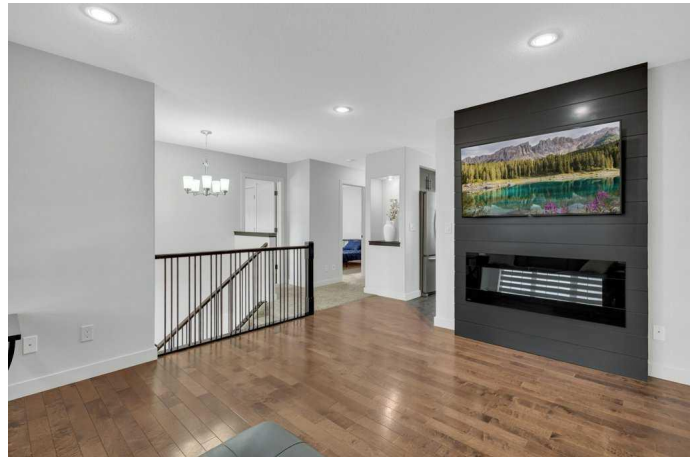
MLS® #A2205928

\$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 |
| 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 | Active |

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, Garage Door Opener, Heated Garage |
| # of Garages | 2 |

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 |
| Days on Market | 20 |
| Zoning | R1S |

Listing Details

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

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