

\$359,000 - 6825a Tri City Way, Cold Lake

MLS® #E4410905

\$359,000

3 Bedroom, 2.00 Bathroom, 969 sqft
Single Family on 0.00 Acres

Tri City Estates, Cold Lake, AB

Welcome to this brand-new duplex in Tri City Estates, offering exceptional value near shopping, schools, and scenic walking trails. This modern home features an open-concept kitchen, living, and dining area, brightened by ample pot lighting. The kitchen shines with white cabinetry, granite countertops, a spacious island, a pantry, and included appliances, with direct deck access for outdoor convenience. The master suite boasts a generous walk-in closet, complemented by a second bedroom and a 4-piece bath on the main level. The fully developed basement offers an additional bedroom, bathroom, and a large family room—perfect for extra living space. Enjoy summer in the huge, fenced, and landscaped backyard. This home also comes with a 10-year new home warranty, ensuring peace of mind. Don't miss this move-in-ready gem!

Built in 2024

Essential Information

MLS® #	E4410905
Price	\$359,000
Bedrooms	3
Bathrooms	2.00
Full Baths	2
Square Footage	969



Acres	0.00
Year Built	2024
Type	Single Family
Sub-Type	Half Duplex
Style	Bi-Level
Status	Active

Community Information

Address	6825a Tri City Way
Area	Cold Lake
Subdivision	Tri City Estates
City	Cold Lake
County	ALBERTA
Province	AB
Postal Code	T9M 0L3

Amenities

Amenities	Deck, Exterior Walls- 2"x6"
Parking	Single Garage Attached

Interior

Appliances	Dishwasher-Built-In, Garage Control, Garage Opener, Microwave Hood Fan, Refrigerator, Stove-Electric
Heating	Forced Air-1, Natural Gas
Stories	1
Has Basement	Yes
Basement	Full, Finished

Exterior

Exterior	Wood, Vinyl
Exterior Features	Fenced, Golf Nearby, Landscaped, Playground Nearby, Schools, Shopping Nearby, Ski Hill Nearby
Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

Additional Information

Date Listed	October 17th, 2024
Days on Market	185

Zoning

Zone 60

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