

# \$389,900 - 2 Cascade Street, Blackfalds

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MLS® #A2204318

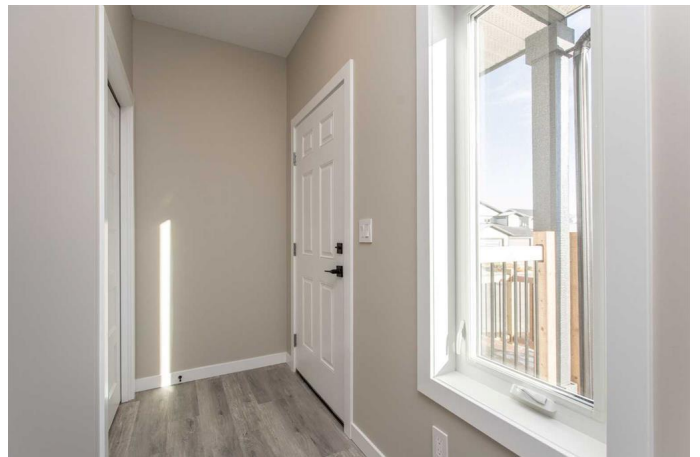
**\$389,900**

4 Bedroom, 3.00 Bathroom, 1,060 sqft

Residential on 0.11 Acres

Cottonwood Estates, Blackfalds, Alberta

Take a look at this brand new raised bungalow, ready for immediate possession. Have an RV you'd like to park at home? On this corner lot, there is potential to add RV parking with convenient accessibility. The main floor features vinyl plank throughout (no carpet at all in this home!). The kitchen features white cabinets, a large island, stainless steel appliances and eating bar at island for additional seating. There's a garden door out to the deck & yard. You'll also find two bedrooms and two full bathrooms on the main level. One of these bedrooms is the primary with a walk-in closet, built in drawers, and a 4pc. Ensuite bathroom. Downstairs, is a large family room with beautiful large windows that are all above grade (no window wells), two more bedrooms, and a 3pc. Bathroom with custom tiled shower and glass wall/door. One of the bedrooms downstairs has built in cabinetry - perfect for home office use as well or as a traditional stylish feature for a bedroom. Other features include: washer/dryer are included, in-floor heating in basement roughed in, new home warranty. There's also under the deck storage shed out front. Perfect to store the lawn mower or patio furniture. Garage can be added for extra cost.



Built in 2023

## Essential Information

MLS® #	A2204318
Price	\$389,900
Bedrooms	4
Bathrooms	3.00
Full Baths	3
Square Footage	1,060
Acres	0.11
Year Built	2023
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Active

### Community Information

Address	2 Cascade Street
Subdivision	Cottonwood Estates
City	Blackfalds
County	Lacombe County
Province	Alberta
Postal Code	T0M 0J0

### Amenities

Parking Spaces	1
Parking	Off Street, RV Access/Parking

### Interior

Interior Features	Breakfast Bar, Built-in Features, Kitchen Island, Pantry, Recessed Lighting, Walk-In Closet(s)
Appliances	Dishwasher, Dryer, Electric Stove, Microwave, Refrigerator, Washer
Heating	Forced Air, Natural Gas, In Floor Roughed-In
Cooling	None
Has Basement	Yes
Basement	Finished, Full

### Exterior

Exterior Features	Storage
Lot Description	Back Yard, Corner Lot, Front Yard
Roof	Asphalt Shingle
Construction	Vinyl Siding

Foundation                  Poured Concrete

### **Additional Information**

Date Listed                  March 20th, 2025

Days on Market            36

Zoning                        R1S

### **Listing Details**

Listing Office               Century 21 Maximum

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