

# \$329,900 - 4803 Lorne Avenue, Blackfalds

MLS® #A2206436

**\$329,900**

5 Bedroom, 2.00 Bathroom, 988 sqft  
Residential on 0.15 Acres

Downtown, Blackfalds, Alberta

Charming, well-kept and move-in ready. This bungalow has it all, along with a big mature yard to boot! Five bedrooms and two full bathrooms allows for lots of room for the whole family. You'll immediately note the welcoming curb appeal. The main level living area is inviting with a good sized kitchen offering newer vinyl tile flooring, plenty of counter & cabinet space, ample natural light and neutral tones. Hardwood flooring throughout the living room along with large west exposed windows makes this area a welcome spot to read a book and bask in the sunlight. Three bedrooms and four piece bathroom complete the main floor. Downstairs, you will find the family room, laundry, storage and two bedrooms along with a three piece ensuite bathroom. Outside, your backyard oasis awaits with mature trees, a custom private deck space and tons of room for yard games. The detached double heated garage keeps the snow off during those cold months and a full lot length concrete driveway offers extra space for an RV or extra vehicles. Throughout the years the home has seen new vinyl windows, updated electrical panel, shingles on house & garage (2016), high efficient furnace and hot water tank (2020). Close proximity to schools, trails, and quick access to QEII this location is prime. Time to consider this adorable home!

Built in 1960

## Essential Information



MLS® #	A2206436
Price	\$329,900
Bedrooms	5
Bathrooms	2.00
Full Baths	2
Square Footage	988
Acres	0.15
Year Built	1960
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Active

### **Community Information**

Address	4803 Lorne Avenue
Subdivision	Downtown
City	Blackfalds
County	Lacombe County
Province	Alberta
Postal Code	T0M 0J0

### **Amenities**

Parking Spaces	4
Parking	Double Garage Detached, Heated Garage, RV Access/Parking, Concrete Driveway
# of Garages	2

### **Interior**

Interior Features	Closet Organizers, Laminate Counters, Separate Entrance, Vinyl Windows
Appliances	Dishwasher, Electric Stove, Range Hood, Refrigerator, Washer/Dryer, Window Coverings
Heating	Forced Air, Natural Gas
Cooling	None
Has Basement	Yes
Basement	Finished, Full

### **Exterior**

Exterior Features	Private Yard
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Lot Description	Back Yard, Landscaped, Lawn, Private
Roof	Asphalt Shingle
Construction	Wood Siding
Foundation	Poured Concrete

### **Additional Information**

Date Listed	March 28th, 2025
Days on Market	9
Zoning	R1M

### **Listing Details**

Listing Office	Royal LePage Network Realty Corp.
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