

## \$279,900 - 603 12 Avenue, Cold Lake

MLS® #E4442897

### \$279,900

3 Bedroom, 1.50 Bathroom, 1,120 sqft  
Single Family on 0.00 Acres

Cold Lake North, Cold Lake, AB

Great value with this well maintained home, in Cold Lake North, with double detached, heated, garage. Recent upgrades include shingles (2018), PVC windows, Ikea kitchen with butcher block counters, newer flooring and exterior decking. Main floor features laminate flooring throughout with 3 bedrooms and full bathroom with newer vanity and wainscoting throughout. Kitchen features loads of "knotty pine" style cabinetry and butcher block counters, gas stove, tiled backsplash and access to large deck. Basement is fully developed and features large family room with gas stove, 3pc bathroom, large den (window not egress) and a massive laundry/utility/storage room! Outside you will find wrap around decking leading to the fenced backyard with double detached, heated garage, back alley access and lots of garden areas. This home is walking distance to the Marina, shops, schools and more. Come see what Cold Lake North has to offer, at an affordable price.

Built in 1961

### Essential Information

MLS® #	E4442897
Price	\$279,900
Bedrooms	3



Bathrooms	1.50
Full Baths	1
Half Baths	1
Square Footage	1,120
Acres	0.00
Year Built	1961
Type	Single Family
Sub-Type	Detached Single Family
Style	Bungalow
Status	Active

### Community Information

Address	603 12 Avenue
Area	Cold Lake
Subdivision	Cold Lake North
City	Cold Lake
County	ALBERTA
Province	AB
Postal Code	T9M 1H5

### Amenities

Amenities	Deck
Parking	Double Garage Detached, Heated

### Interior

Appliances	Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Hood Fan, Oven-Microwave, Refrigerator, Stove-Gas, Washer
Heating	Forced Air-1, Natural Gas
Stories	2
Has Basement	Yes
Basement	Full, Finished

### Exterior

Exterior	Wood, Vinyl
Exterior Features	Back Lane, Fenced, Flat Site, Landscaped, Schools
Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

### School Information

Elementary	Cold Lake Elementary
Middle	Nelson Heights Jr. High
High	Cold Lake High School

### **Additional Information**

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

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