

\$295,000 - 4802 64 Ave, Cold Lake

MLS® #E4452373

\$295,000

4 Bedroom, 3.00 Bathroom, 1,107 sqft

Single Family on 0.00 Acres

Tri City Estates, Cold Lake, AB

Endless Potential on a Corner Lot in the Heart of Cold Lake. Built in 2010, this 4-bedroom, 3-bath home is packed with opportunity. The main floor offers 3 bedrooms, including a primary suite with its own bathroom, plus another full bathroom for family or guests. Downstairs, the partially finished basement adds even more living space with a 4th bedroom that's fully framed, drywalled, and ready for a fresh coat of paint. The basement bathroom is roughed-in with plumbing, shower, sink, faucets, and all the essentials already on site just waiting for the finishing touches. Situated on a desirable corner lot, the property offers extra yard space and flexibility for future projects. Outside, a large cement pad with a drain is already in place, making it simple to add your future garage. Set in the heart of Cold Lake, this home puts you right in the middle of it all shopping, schools, parks, and everyday conveniences are just minutes away. A few updates will make this home truly shine.

Built in 2010

Essential Information

MLS® # E4452373

Price \$295,000

Bedrooms 4



Bathrooms	3.00
Full Baths	3
Square Footage	1,107
Acres	0.00
Year Built	2010
Type	Single Family
Sub-Type	Detached Single Family
Style	Bi-Level
Status	Active

Community Information

Address	4802 64 Ave
Area	Cold Lake
Subdivision	Tri City Estates
City	Cold Lake
County	ALBERTA
Province	AB
Postal Code	T9M 0A9

Amenities

Amenities	Deck
Parking	Front/Rear Drive Access, Parking Pad Cement/Paved, RV Parking

Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Microwave Hood Fan, Refrigerator, Storage Shed, Stove-Electric, Washer, Window Coverings
Heating	Forced Air-1, Natural Gas
Stories	1
Has Basement	Yes
Basement	Partial, Partially Finished

Exterior

Exterior	Wood, Vinyl
Exterior Features	Corner Lot, Landscaped, Not Fenced, Playground Nearby, Public Transportation, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

School Information

Elementary	Ecole Voyageur, North Star
Middle	Cold Lake Middle School

Additional Information

Date Listed	August 11th, 2025
Days on Market	13
Zoning	Zone 60

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