

# \$339,900 - 5030 40 Street, Cold Lake

MLS® #E4452400

## \$339,900

6 Bedroom, 2.50 Bathroom, 1,210 sqft  
Single Family on 0.00 Acres

Brady Heights, Cold Lake, AB

This home has ample room for your family. This 6 bedroom 3 up and 3 down bungalow has had many updates including New Kitchen 2024, Flooring 2022 - 2025 (No Carpet) new laminet up and new vynal down, new Furnace 2022, shingles on house and garage replaced with 35 year shingles approx 2015. The basement has a huge wood stove, which provides plenty of warmth in those cold winter months. single over sized garage 18 ft x 22 3/4 ft with 16ft wide overhead door. New Fence july 2025 and deck has been redone in 2025 as well. All 3 bathrooms have new toilets,vanities, fixtures. Interior has been painted last couple years and exterior has been painted in 2025. New trim on doors and floors 2022 - 2025 paking pad at front with garage and pad off back alley.

Built in 1979

### Essential Information

|                |           |
|----------------|-----------|
| MLS® #         | E4452400  |
| Price          | \$339,900 |
| Bedrooms       | 6         |
| Bathrooms      | 2.50      |
| Full Baths     | 2         |
| Half Baths     | 1         |
| Square Footage | 1,210     |
| Acres          | 0.00      |



|            |                        |
|------------|------------------------|
| Year Built | 1979                   |
| Type       | Single Family          |
| Sub-Type   | Detached Single Family |
| Style      | Bungalow               |
| Status     | Active                 |

### Community Information

|             |                |
|-------------|----------------|
| Address     | 5030 40 Street |
| Area        | Cold Lake      |
| Subdivision | Brady Heights  |
| City        | Cold Lake      |
| County      | ALBERTA        |
| Province    | AB             |
| Postal Code | T9M 2A7        |

### Amenities

|           |   |
|-----------|---|
| Amenities | Off Street Parking, Deck, Fire Pit, No Smoking Home                             |
| Parking   | Over Sized, Parking Pad Cement/Paved, Rear Drive Access, Single Garage Detached |

### Interior

|                   |   |
|-------------------|---|
| Interior Features | ensuite bathroom  |
| Appliances        | Dishwasher-Built-In, Fan-Ceiling, Microwave Hood Fan, Dryer-Two, Refrigerators-Two, Stoves-Two, Washers-Two |
| 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, Playground Nearby, Public Transportation, Treed Lot, Vegetable Garden |
| Roof              | Asphalt Shingles  |
| Construction      | Wood, Vinyl   |
| Foundation        | Preserved Wood  |

### Additional Information

|                |                   |
|----------------|-------------------|
| Date Listed    | August 11th, 2025 |
| Days on Market | 13                |

Zoning

Zone 60



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Listing information last updated on August 24th, 2025 at 8:32am MDT