

## \$309,900 - 3 9 Street Close, Cold Lake

MLS® #E4452703

**\$309,900**

3 Bedroom, 2.00 Bathroom, 972 sqft

Single Family on 0.00 Acres

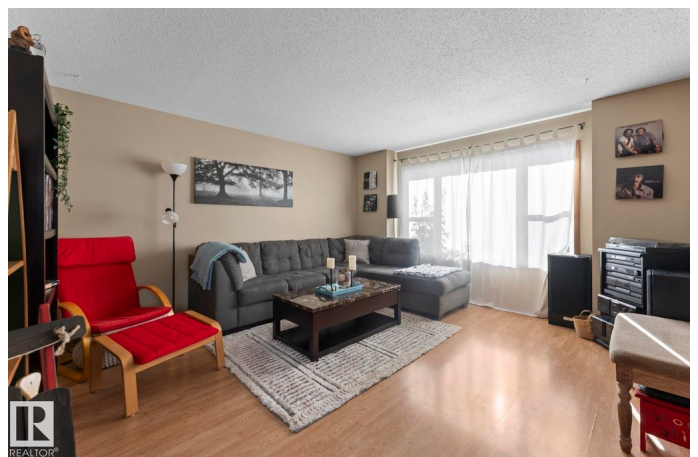
Cold Lake North, Cold Lake, AB

Tucked away in a quiet cul-de-sac in Cold Lake North, this bright and clean 3-bedroom, 2-bathroom bi-level is perfect for families looking for a peaceful place to call home. Main floor boasts a living room with big windows, a dining area, kitchen with SS appliances, 2 bedrooms, & a 4pc bath. Few steps down to a fully finished basement with a big family/rec room, a 3rd bedroom, another 4 pc bath, & a mechanical/laundry room. Patio doors from the kitchen take you to a back deck overlooking a large, fully fenced yard with back alley access. A single attached garage with direct access from the house, and a long driveway for extra parking. It's just minutes from schools, daycares, & parks, and a short driving distance to the lake, making it an ideal location for a growing family. Furnace, hot water tank, & windows in both the living room & family room were updated in the past few years. This is a solid, well-cared-for home in a fantastic neighborhood—ready for its next owners!

Built in 1992

### Essential Information

MLS® #	E4452703
Price	\$309,900
Bedrooms	3
Bathrooms	2.00



Full Baths	2
Square Footage	972
Acres	0.00
Year Built	1992
Type	Single Family
Sub-Type	Detached Single Family
Style	Bi-Level
Status	Active

### Community Information

Address	3 9 Street Close
Area	Cold Lake
Subdivision	Cold Lake North
City	Cold Lake
County	ALBERTA
Province	AB
Postal Code	T9M 1K1

### Amenities

Amenities	Deck
Parking	Single Garage Attached

### Interior

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

### Exterior

Exterior	Wood, Brick, Vinyl
Exterior Features	Back Lane, Cul-De-Sac, Fenced, Playground Nearby, Schools
Roof	Asphalt Shingles
Construction	Wood, Brick, Vinyl
Foundation	Concrete Perimeter

### Additional Information

Date Listed	August 12th, 2025
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Days on Market 12

Zoning Zone 60

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Listing information last updated on August 24th, 2025 at 4:02pm MDT