

\$417,500 - 237 Birch Avenue, Cold Lake

MLS® #E4460881

\$417,500

3 Bedroom, 3.50 Bathroom, 1,830 sqft
Single Family on 0.00 Acres

Cold Lake North, Cold Lake, AB

Imagine waking up to the soothing sound of waves just steps away. Nestled on the sought-after Birch Avenue, this beautiful home captures natural light from the moment you step inside. The main level features a welcoming living room, formal dining space, bright breakfast nook, and a well-designed kitchen with direct access to the backyard, plus a convenient 2-piece bath. Upstairs, youâ€™ll find three generously sized bedrooms, a full 4-piece bathroom, and a private ensuite complete with a jetted tub and separate shower. The fully finished basement offers endless possibilitiesâ€”whether you envision a home theatre, games area, or a versatile rec space. Most recent upgrades include: new shingles (Sept 2025), new furnace (Oct 2025), and vinyl windows (approximately 10 years ago). This property combines modern updates with a prime location, making it an exceptional place to call home.

Built in 1988

Essential Information

MLS® #	E4460881
Price	\$417,500
Bedrooms	3
Bathrooms	3.50



Full Baths	3
Half Baths	1
Square Footage	1,830
Acres	0.00
Year Built	1988
Type	Single Family
Sub-Type	Detached Single Family
Style	1 and Half Storey
Status	Active

Community Information

Address	237 Birch Avenue
Area	Cold Lake
Subdivision	Cold Lake North
City	Cold Lake
County	ALBERTA
Province	AB
Postal Code	T9M 1E6

Amenities

Amenities	Parking-Extra, R.V. Storage, Vaulted Ceiling, Vinyl Windows, See Remarks
Parking	Double Garage Attached

Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Garage Control, Garage Opener, Hood Fan, Refrigerator, Stove-Electric, Washer, Window Coverings
Heating	Forced Air-1, Natural Gas
Stories	3
Has Basement	Yes
Basement	Full, Finished

Exterior

Exterior	Wood, Vinyl
Exterior Features	Back Lane, Flat Site, Fruit Trees/Shrubs, Landscaped, Playground Nearby, View Lake
Roof	Asphalt Shingles
Construction	Wood, Vinyl

Foundation Concrete Perimeter

Additional Information

Date Listed October 3rd, 2025

Days on Market 32

Zoning Zone 60

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